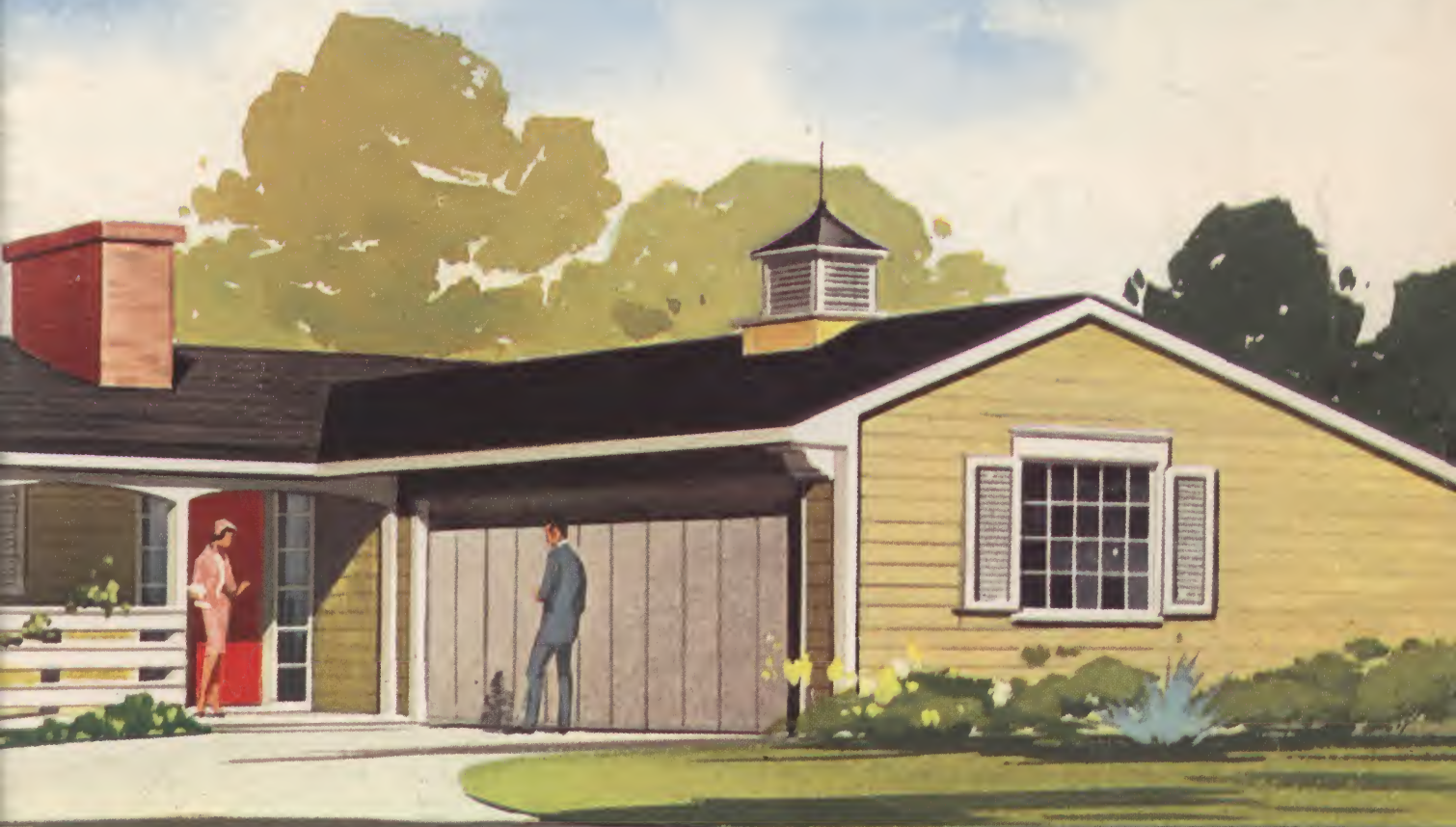


# Home Planners

DESIGNS FOR CONVENIENT LIVING

50 SUBURBAN  
HOMES EDITION

BOOK NO. 45



RICHARD B. POLLMAN designer  
IRVING E. PALMQUIST A.I.A.

DESIGN D 1034

50 DESIGNS ALL SIZES and TYPES including SPECIAL  
CONTEMPORARY HOMES SECTION



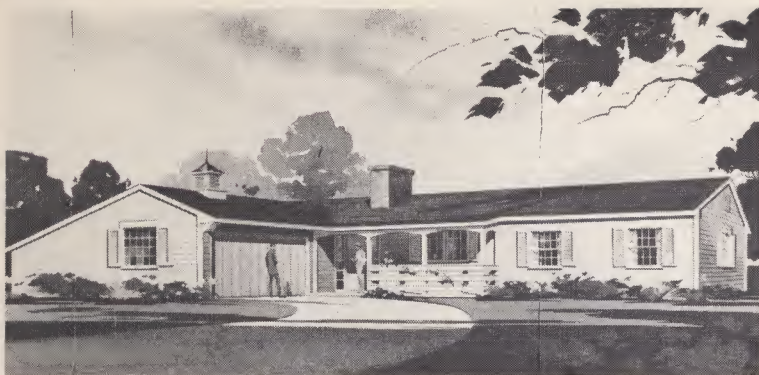
DESIGN D 884



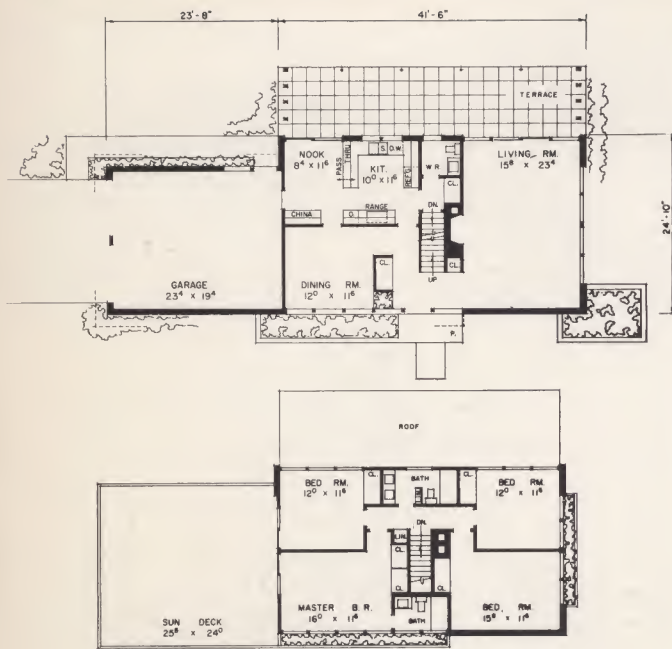
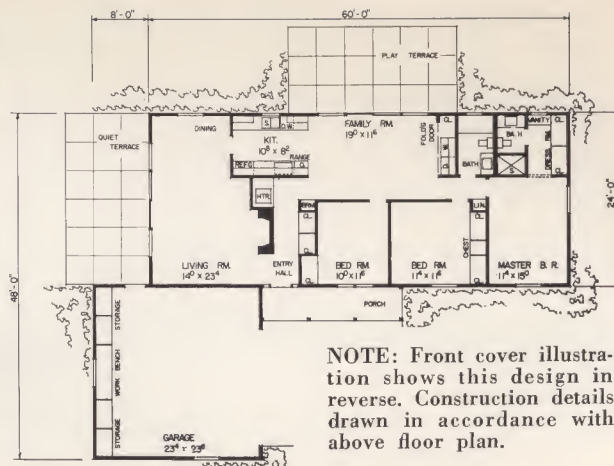
DESIGN D 1109



# COVER DESIGNS

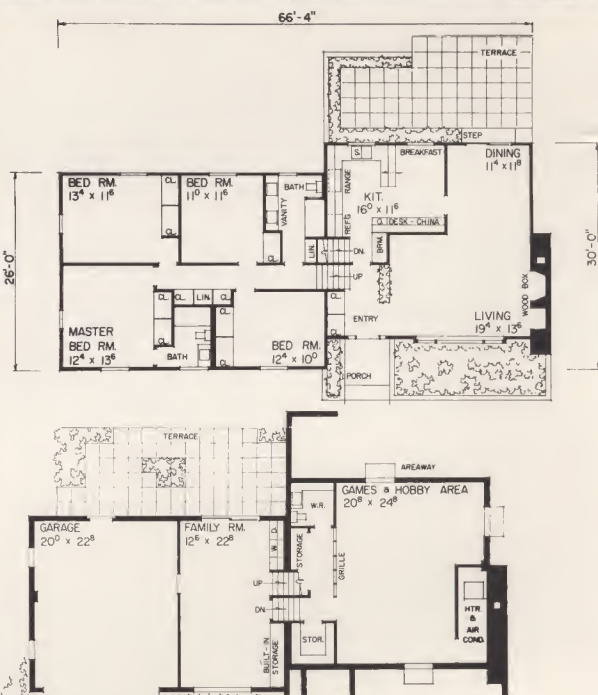


**Design D 1034** 1,440 Sq. Ft./16,084 Cu. Ft.



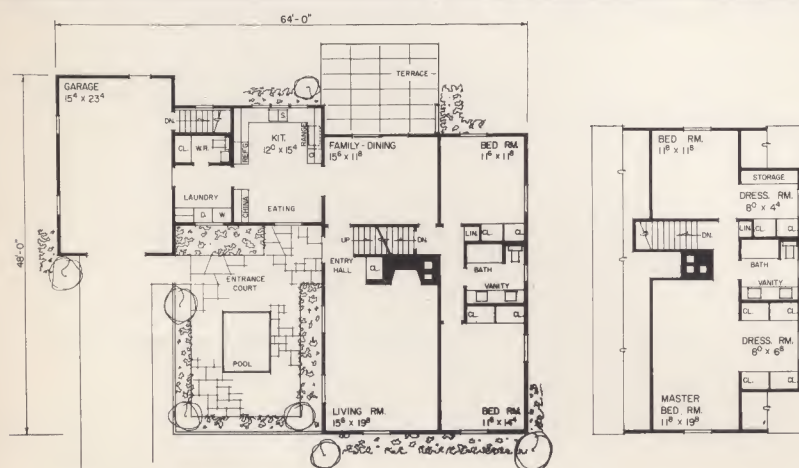
**Design D 884**

996 Sq. Ft.—First Floor/996 Sq. Ft.—Second Floor/26,722 Cu. Ft.



**Design D 1109**

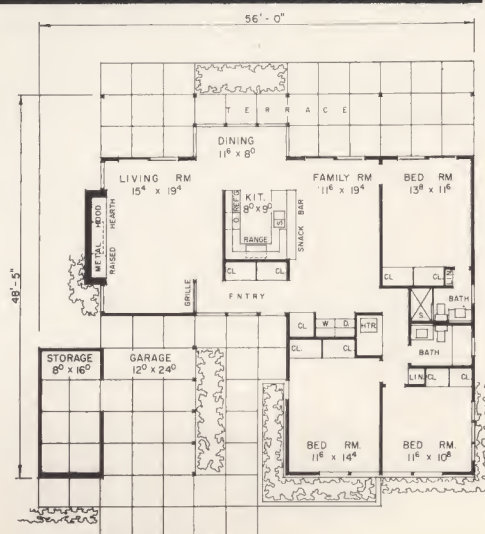
754 Sq. Ft.—Main Level/  
936 Sq. Ft.—Upper Level/384 Sq. Ft.—Lower Level/31,957 Cu. Ft.



**Design D 1115** 1,440 Sq. Ft.—First Floor/

740 Sq. Ft.—Second Floor/33,516 Cu. Ft.

Also see page 40



**Design D 915**

1,488 Sq. Ft./15,371 Cu. Ft.



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# Home Planners

## DESIGNS FOR CONVENIENT LIVING

# 50 SUBURBAN HOMES EDITION

ALBERT P. WITTMAN, *Publisher*

CHARLES W. TALCOTT, *Editor*

RICHARD B. POLLMAN, *Designer*

IRVING E. PALMQUIST, *A.I.A.*

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## HOME PLANNERS, INC.

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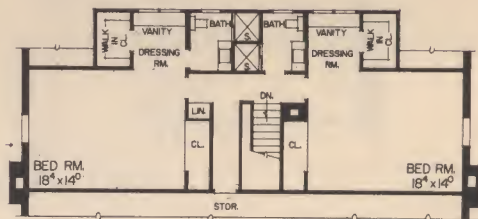
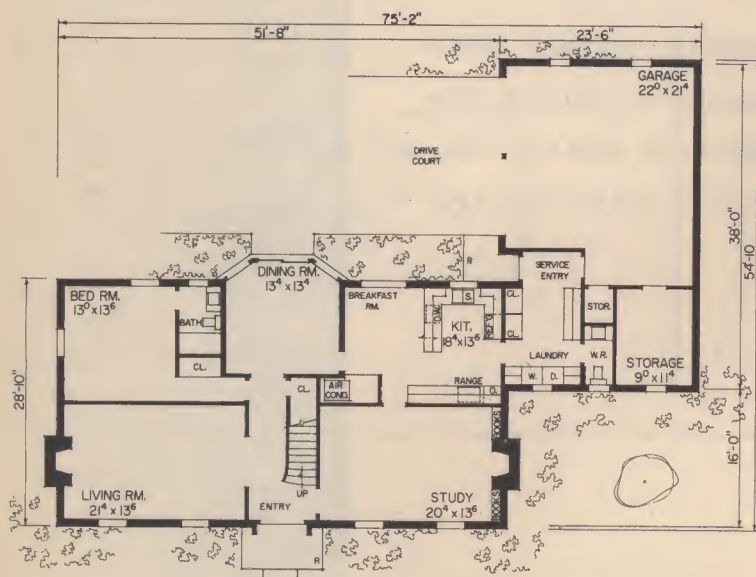
DESIGNS FOR

*Convenient Living*

BOOK NO. 45



**Design D 1242** 1,872 Sq. Ft.—First Floor/982 Sq. Ft.—Second Floor/29,221 Cu. Ft.



This charming brick veneer home reflects the influence of French architecture. The formal, recessed front entrance contains double doors which lead into the center entry hall. Delightfully formal living patterns will be experienced.

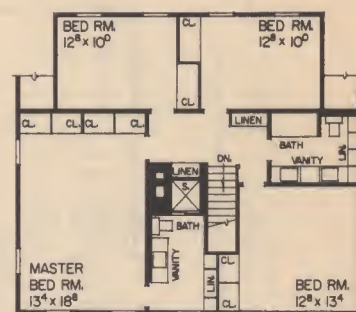
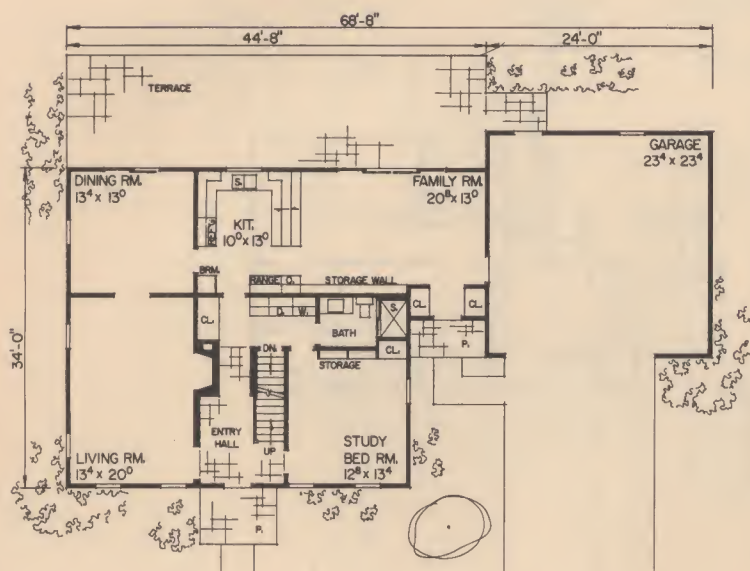
The living room will be free of any cross-room traffic. Circulation is flexible and permits the study to be free of annoying traffic whenever the occasion demands. The master bedroom is ideally isolated and has its own private bath. The separate

dining room features a bay with a pair of glass sliding doors leading to the rear drive court. A pass-thru from the kitchen to the breakfast room facilitates the serving of informal meals. Note two fireplaces, 3½ baths, and storage room.





**Design D 1266** 1,374 Sq. Ft.—First Floor/1,094 Sq. Ft.—Second Floor/31,969 Cu. Ft.

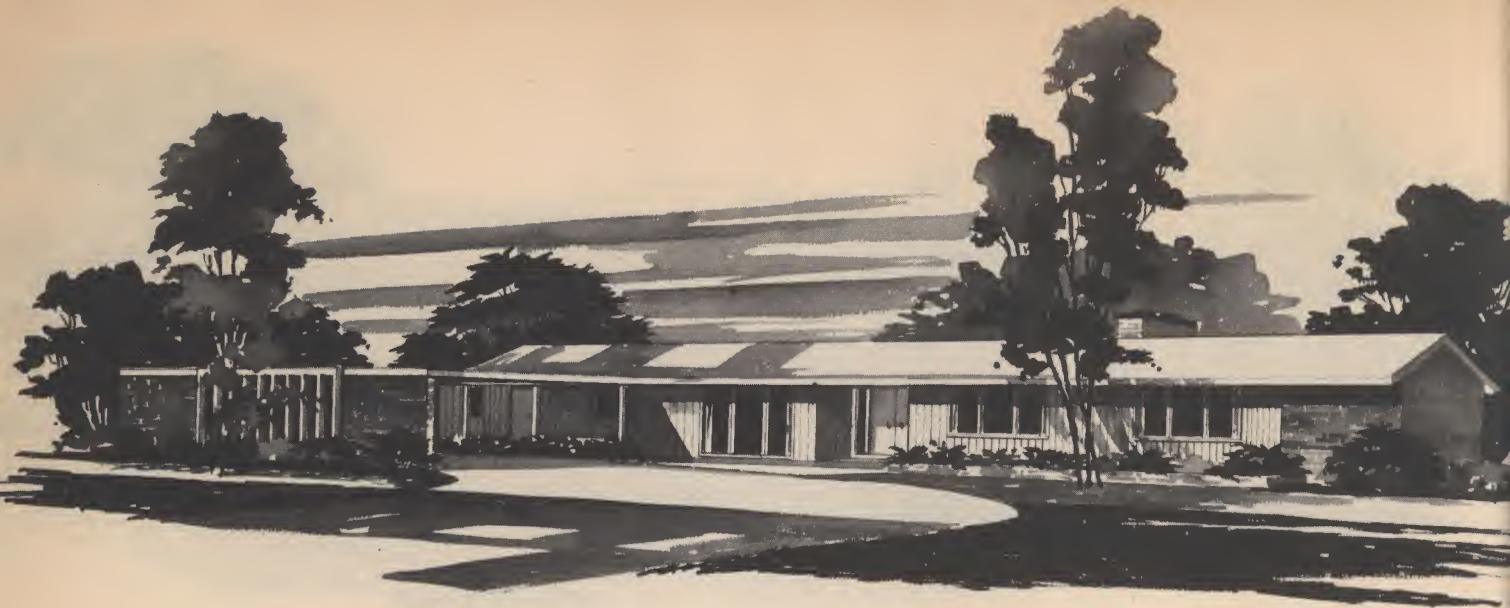


A salt box from traditional New England. Here is a two-story which features truly exceptional livability. Traffic patterns are most efficient, for there never need be any unnecessary cross-room traffic. A quiet formal living area is situated

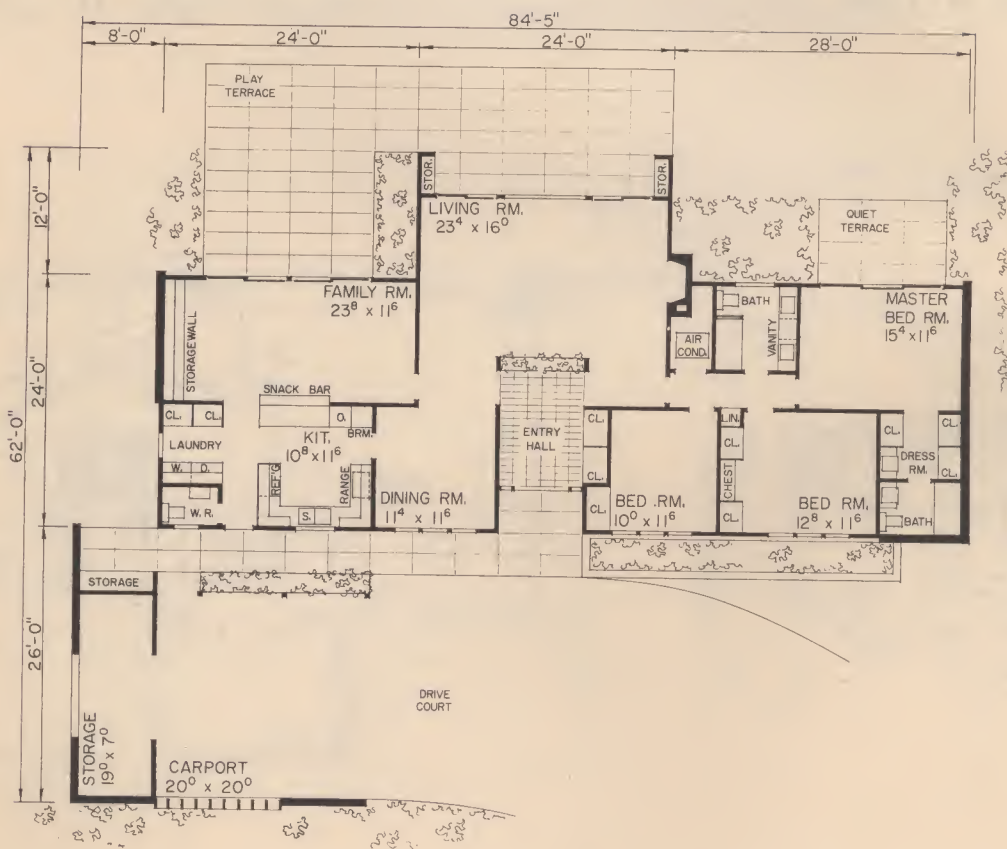
to each side of the center entry hall. One of these areas is the study which will enjoy a full measure of privacy. It may serve as a guest room on occasion. The other area is the living room with its attractive fireplace. The U-shaped kitchen

overlooks the rear yard and is flanked by the separate dining room and the informal, all-purpose family room. Although there is a full basement, the laundry equipment is conveniently located on the first floor. Study the second floor.





**Design D 1245/** 2,034 Sq. Ft./20,665 Cu. Ft.



The approach to this contemporary home can be impressive, indeed, whether it is set back from the street or not. Projecting carport and curving drive court are delightful. The vertical wood posts of the carport wall add an interesting

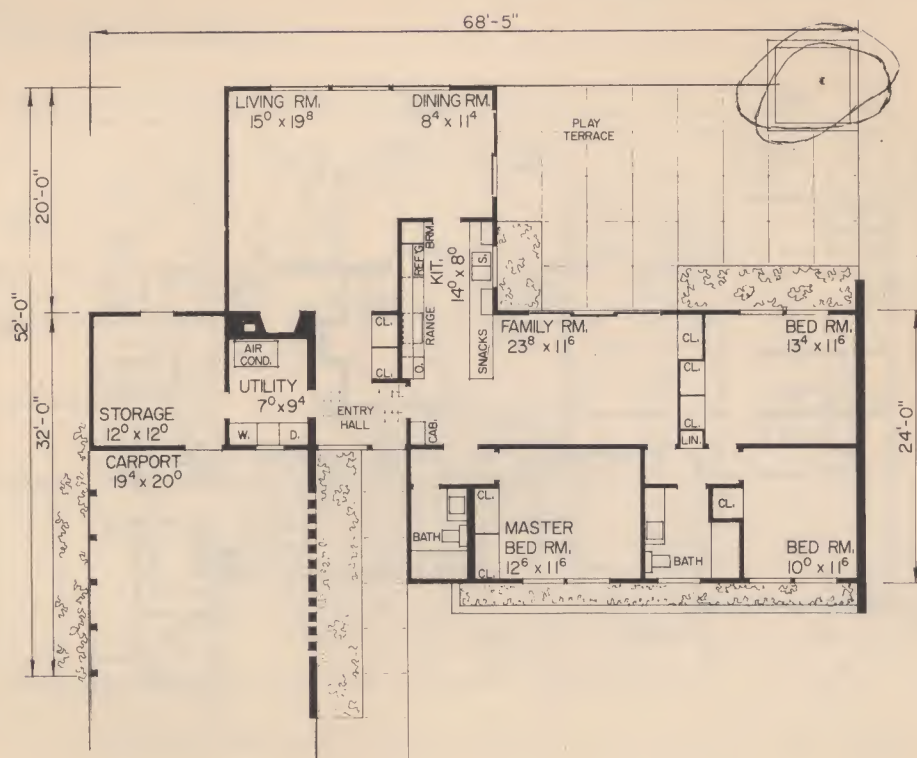
decorative note to the overall front exterior. Both the service entrance and the formal front entry with its double doors are covered, thus guaranteeing a degree of protection during inclement weather. The large entry hall, highlighted by the

dramatic planter, routes traffic to the main areas of the plan in an orderly fashion. Among the plan's outstanding features are: 2½ baths, separate dining room, large rear family room with snack-bar, laundry area, and outstanding storage.





**Design D 1255**/1,644 Sq. Ft./17,323 Cu. Ft.



Here is a design for those who are looking for a home with a simple, appealing exterior and a different, yet practical, floor plan. The massive, pierced-masonry wall draws the attention of even the most casual passer-by to the covered front

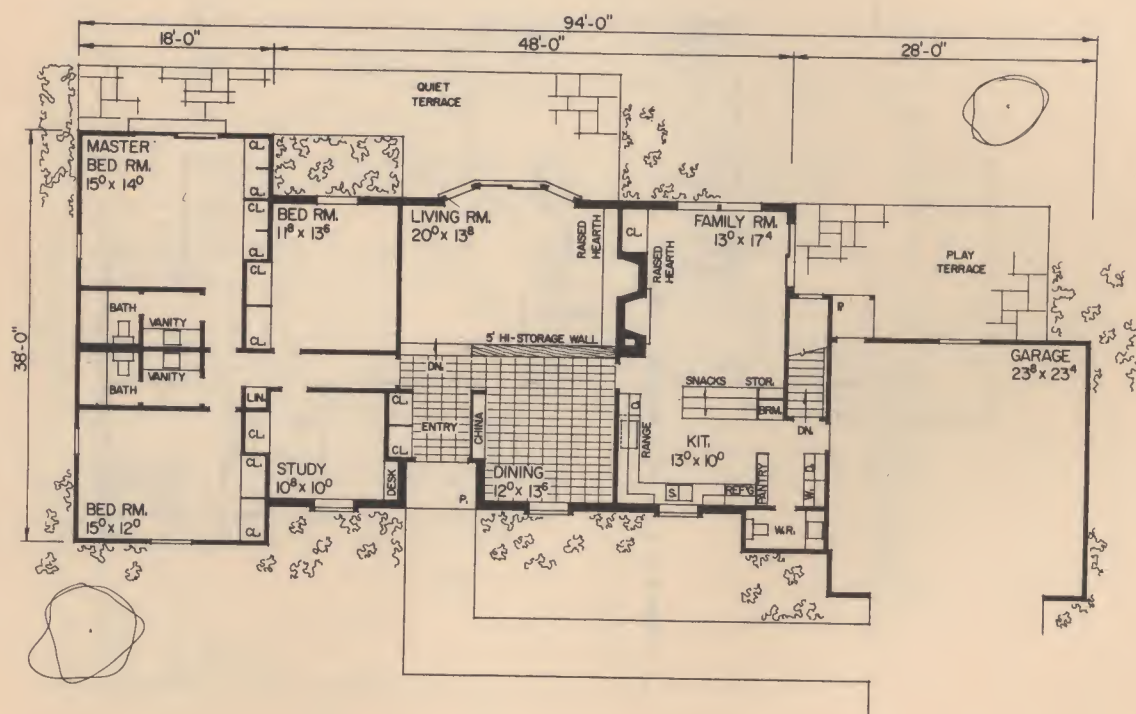
entrance with its fixed glass panel beside the door. The open planning of the living and dining rooms, along with the large glass areas, result in a fine feeling of spaciousness. The convenient kitchen is just a step or two from the

dining room and the family room. It looks out upon the wonderful play terrace which is accessible through the glass sliding doors of the family and dining rooms. There are two baths, a utility room, and a storage room.





**Design D 1248** / 2,163 Sq. Ft./38,272 Cu. Ft.



Vertical boards and battens and natural stone combine with shutters and mullioned windows to give a warm, traditional look to a house planned for contemporary living. The formal front entrance, with its flanking carriage lamps, masonry-faced entry recess and

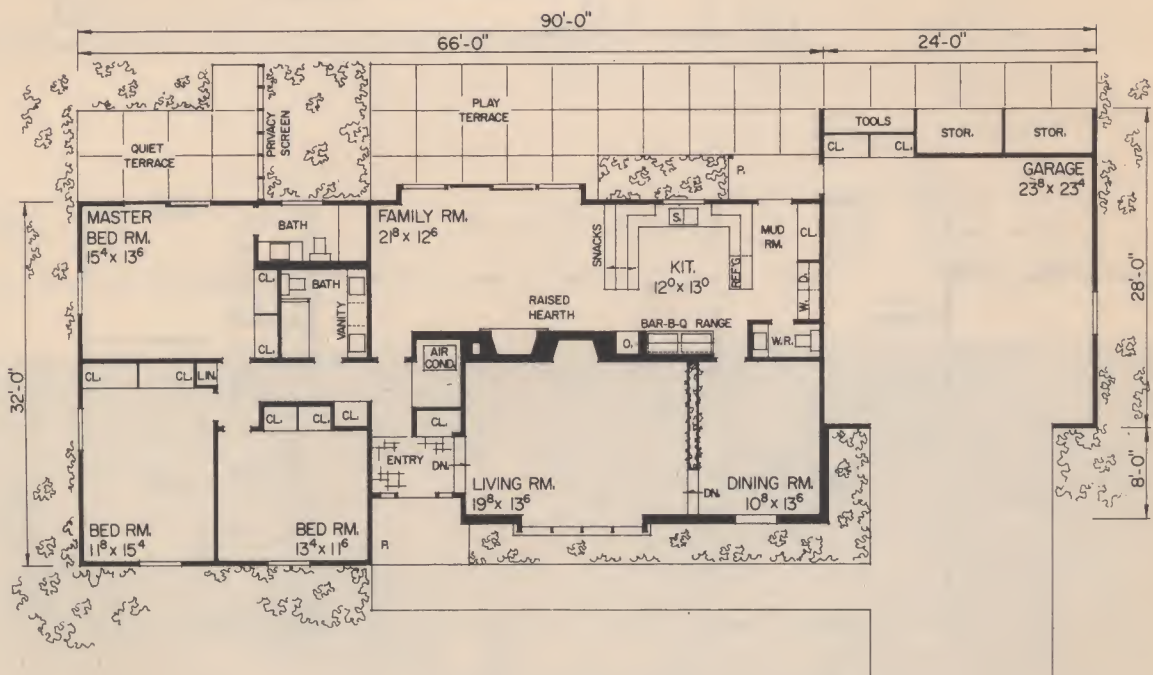
double, paneled doors, opens to a slate entrance hall which divides the living and sleeping areas. In the latter there are two full baths and either three or four bedrooms depending on how the "study" will be called upon to function. The sunken living room with its

bay of glass sliding panels, raised hearth fireplace, and storage wall, maintains a desired snug atmosphere. A further study of the plan reveals fine eating facilities, excellent storage, and an efficient work center. Don't miss the many practical built-in units.





**Design D 1252/** 1,985 Sq. Ft./24,924 Cu. Ft.



Here is a traditional adaptation which embodies all the warmth and appeal to make its occupants swell with pride. The projection of the bedroom wing, the recessed front entrance, the boxed bay windows, and the set-back attached two-car garage all contribute to the

interesting lines of the front exterior. The floor plan is one which contains all the features an active family would require to assure years of exceptional livability. There are two full baths in the sleeping area, a sunken formal living room, a separate dining room,

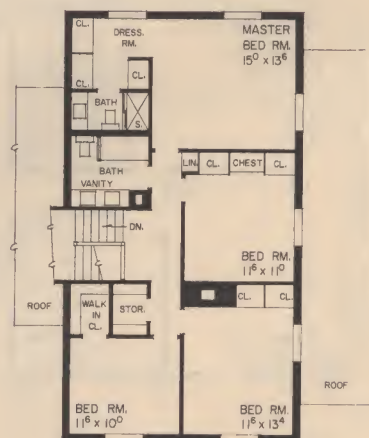
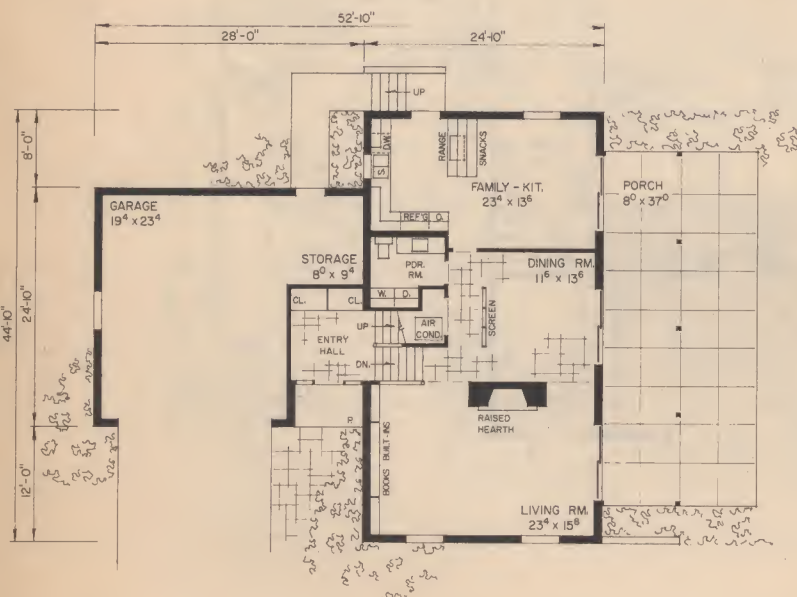
a spacious rear family room with glass sliding doors to the play terrace, a kitchen with plenty of counter and cabinet space, a mud area with laundry equipment and nearby wash room. List the numerous other features. Be sure to note the storage facilities.





## Design D 1267

1,194 Sq. Ft.—Lower Level/1,114 Sq. Ft.—Upper Level/23,351 Cu. Ft.



A charming traditional home designed for a sloping site. The attached two-car garage with its adjacent covered front entry are situated on grade level. Leading from the entry hall are two flights of stairs—one to lower level, the

other to the upper sleeping level. The lower level features a spacious living room highlighted by a wall of built-in book shelves and raised hearth fireplace. Then there is the formal dining room and the large family-kitchen. Each of these areas

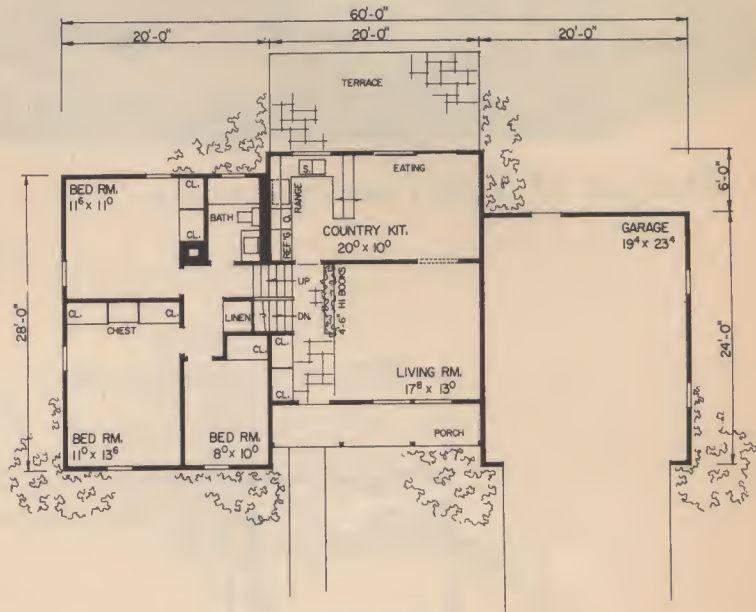
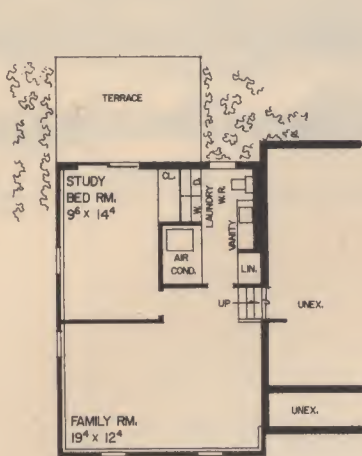
open directly to the covered porch—a delightful facility for outdoor living. The upper level reveals four large bedrooms with plenty of closets and two full baths. Don't miss the powder room with washer and dryer on lower level.



This tri-level traditional may be built on either a flat or sloping site. While the construction blueprints show the lower level completely exposed at the rear and sliding doors leading to a lower terrace, if your site is completely flat the appearance of this level at

the rear would be similar to that of the front. Vertical wood posts enhance the covered front porch. This is a relatively small tri-level which will build economically and return much in the way of livability. The attached two-car garage does much to create a feeling of

pretentiousness. The country kitchen may be decorated and furnished in such a manner to allow for formal dining when the occasion demands. The lower level features a family room, a study/fourth bedroom, and a combined laundry/washroom with vanity.

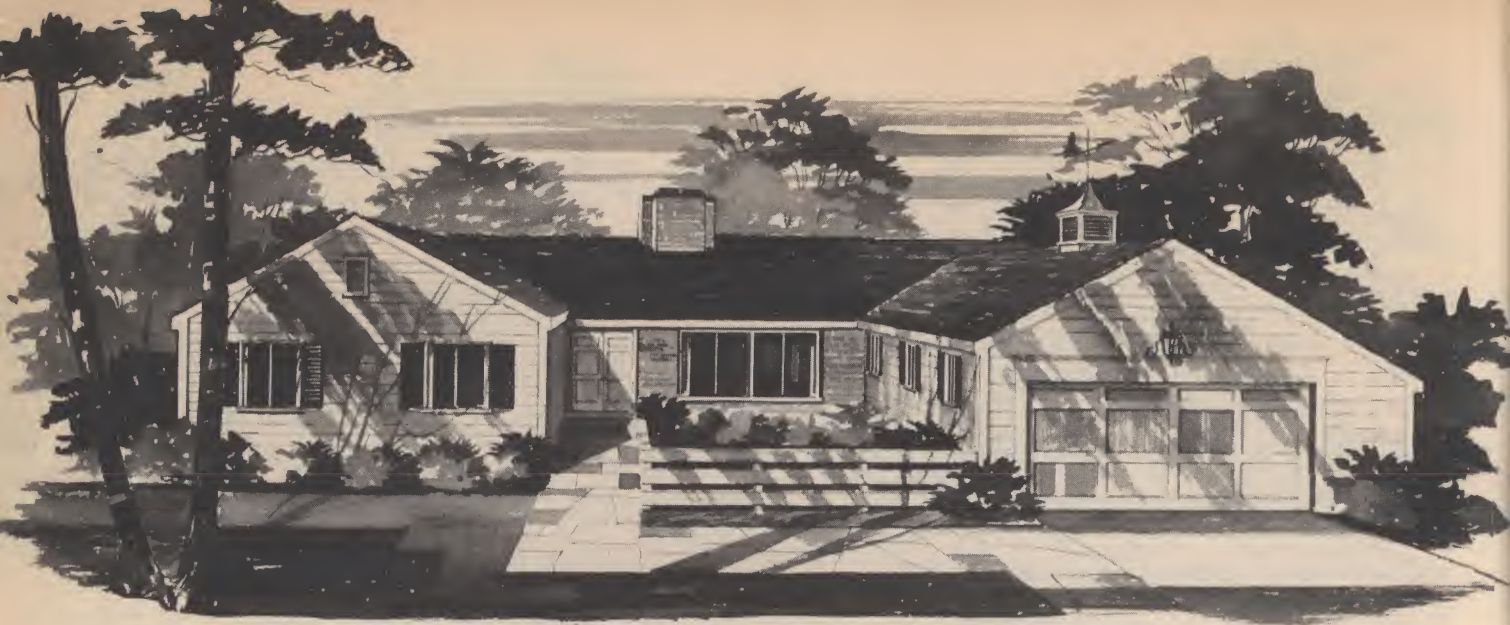


## Design D 1200

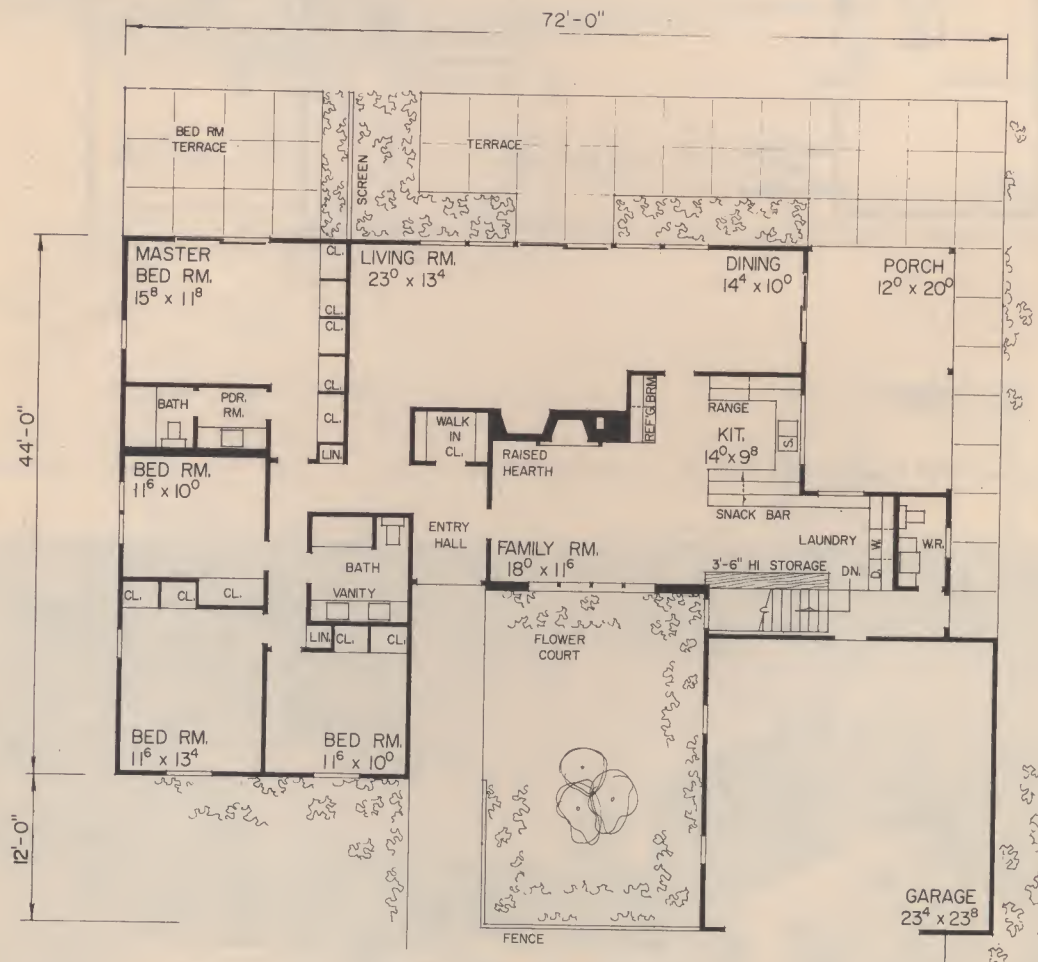
480 Sq. Ft.—Main Level/560 Upper Level/560 Sq. Ft.—Lower Level/17,936 Cu. Ft.







**Design D 1257** / 2,128 Sq. Ft./35,582 Cu. Ft.



Charmingly Colonial outside, this house is filled with conveniences for gracious contemporary living. Study the well-appointed work area, with laundry, kitchen, lavatory, pantry storage and basement steps handy to the service entry

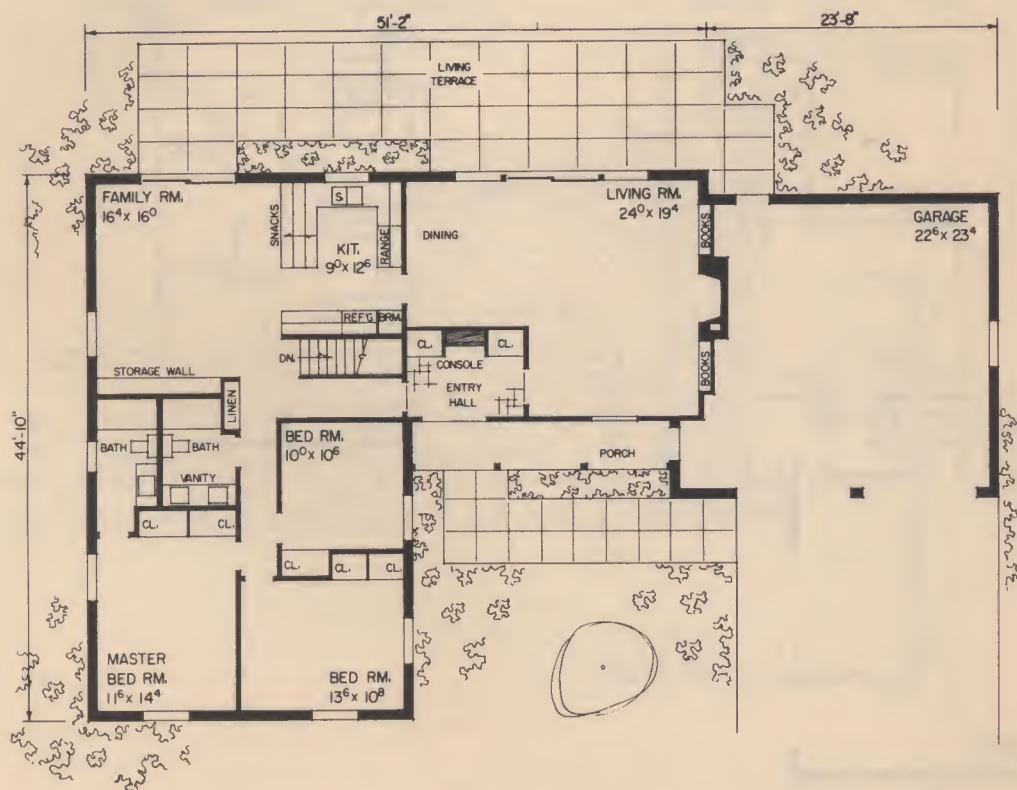
for light-hearted housework. Note the partitioned baths, planned to handle heavy traffic easily. See how the house itself assures seclusion for the covered porch, the living terrace, and the parents' private patio. There are four bed-

rooms and outstanding closet facilities in the sleeping area. There are two fireplaces and a large, spacious living-dining area. The shape of this house, with its attached two-car garage results in a delightful front flower court.





**Design D 1272/** 1,690 Sq. Ft./32,588 Cu. Ft.



Designed for the family who want the refinement of French Provincial, but on a small scale. Keynoting its charm are the long shutters, the delightful entrance porch with its wood posts, the interesting angles of the hip roof, and the pair

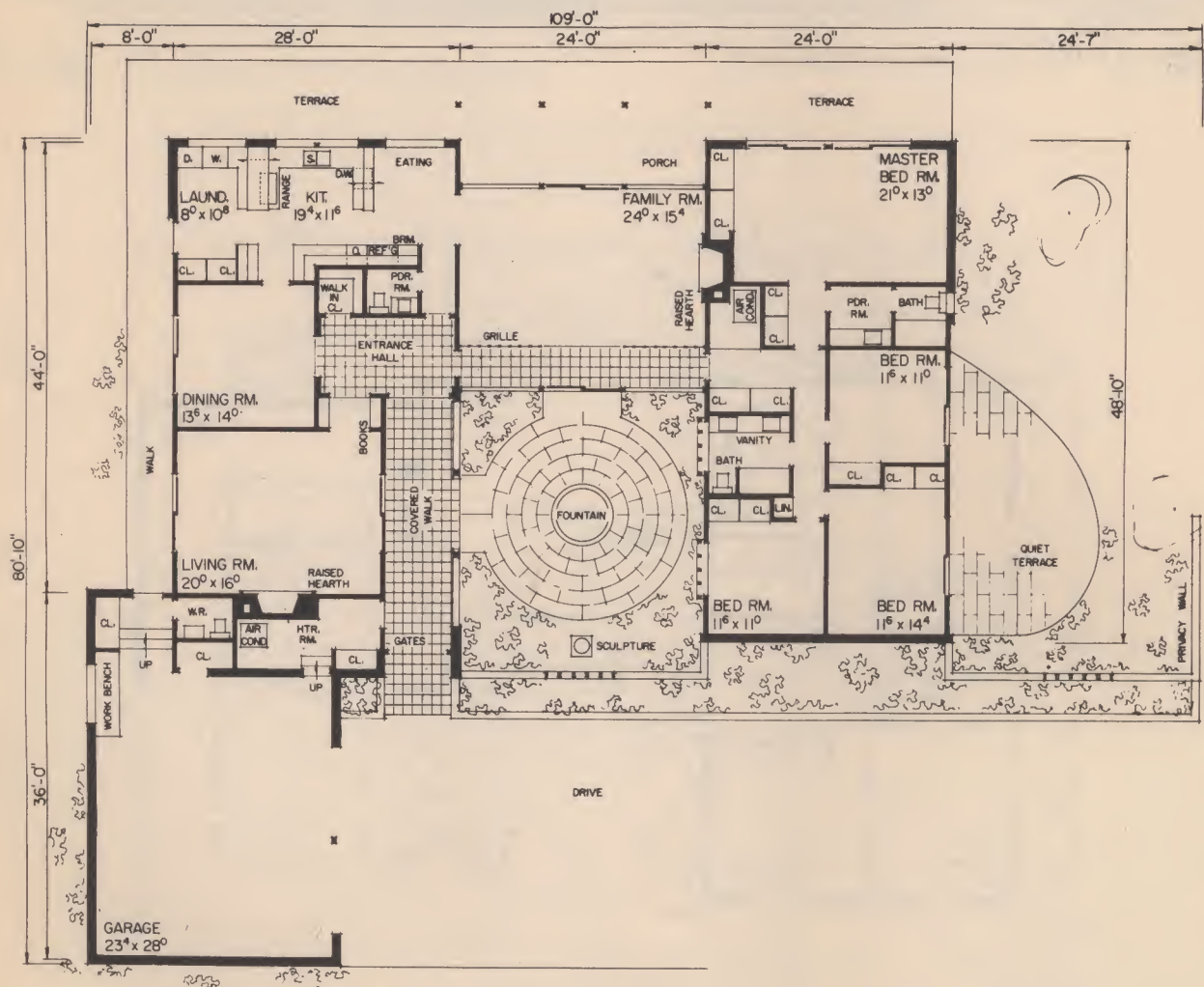
of paneled garage doors. Behind this formal facade is a simple, efficient up-to-date floor plan. The living patterns for the family occupying this house will be toward the rear where the long living terrace is just a step outside the glass

sliding doors of the formal and informal living areas. Other features include: back-to-back plumbing of the two full baths; pass-thru to the snack bar; fireplace flanked by book shelves; entry hall console and family room storage wall.





## Design D 1264/ 3,108 Sq. Ft./31,857 Cu. Ft.



A romantic adaptation from the Spanish Southwest. This design is truly distinctive, both in its exterior styling and in its gracious floor plan. Its exterior beauty is characterized by the series of low-pitched, overhanging roofs, the extended rafter ends, the blank ma-

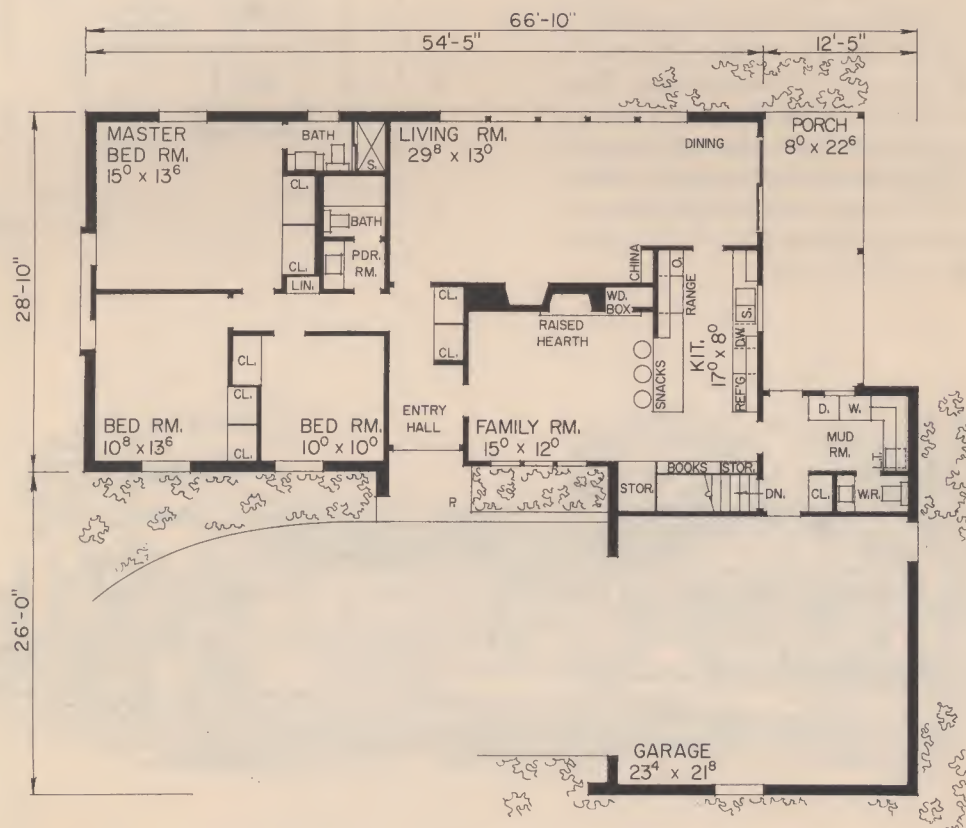
sonry wall masses, and the paneled double front gates. Behind the front privacy wall is the unique, enclosed court. The stroll up the covered walk to the entrance hall will be a delightful experience, indeed. The entrance hall routes traffic to the formal dining and

living rooms, the efficient work center, and to the passage-way between the family room and court to the four bedroom sleeping wing. Study the many other features of this outstanding design. It is one created with the large, active family in mind.





**Design D 1280/** 1,730 Sq. Ft./33,873 Cu. Ft.



This medium-sized, L-shaped, ranch home with its touch of traditional styling is, indeed, pleasing to the eye. Hub of this plan is the centrally located foyer, which controls traffic to the bedroom, living, and entertaining areas. Economically planned circulation

spends very little floor space on hallways. Back-to-back fireplaces in the family room and the living room are an effective sound barrier between the informal and the formal areas. Strategically placed kitchen gives mother a convenient observation post overlooking the

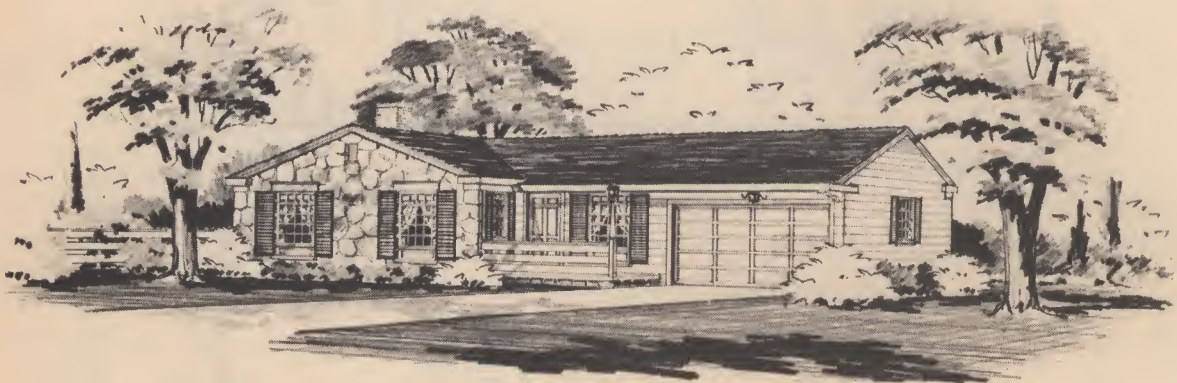
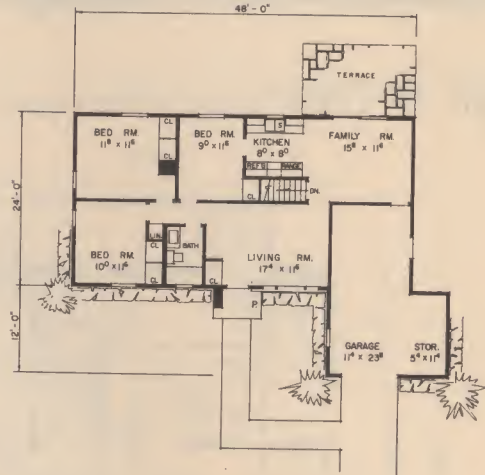
family room inside and the play porch outside. Laundry and lavatory are just a step away in the mudroom, accessible from the porch and the garage. Don't overlook the snack-bar, the china cabinet, the two full baths, and the storage wall with book shelves.





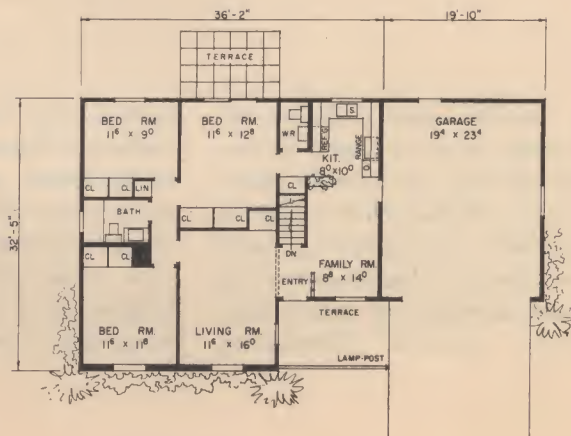
## Design D 1300 / 1,008 Sq. Ft./19,313 Cu. Ft.

If you have a relatively narrow interior lot and are looking for a three bedroom home with a family room and attached garage, this may be just the house for you and your family. Horizontal siding, a touch of fieldstone, and vertical boards and battens represent an interesting study in the use of exterior materials to achieve distinction tastefully. This home may also function as a two-bedroom home with the third bedroom becoming a study or dining room.

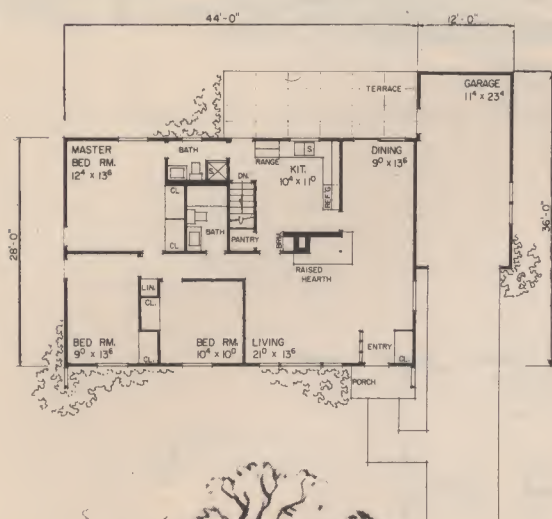
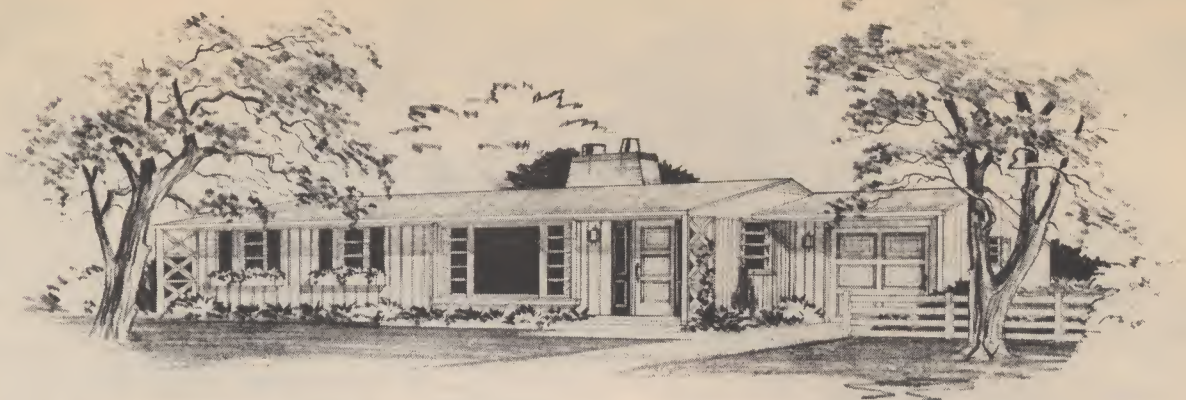


## Design D 1301 / 1,056 Sq. Ft./19,536 Cu. Ft.

Charming is just the word to describe this L-shaped home with its basement and attached two-car garage. Fieldstone, delightful window treatment, a raised front terrace with railing and lamp-post, set the character of the exterior. Between the efficient U-shaped kitchen and the family area is an attractive and practical partial room divider. The bath and extra wash room are located to serve all areas conveniently.

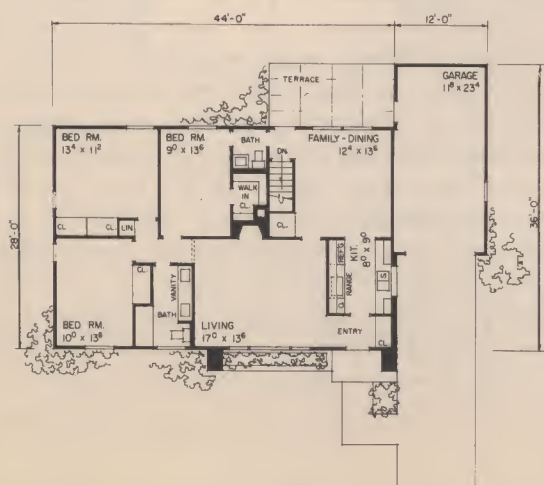






**Design D 1116 /** 1,232 Sq. Ft./21,967 Cu. Ft.

Suggestive of a western-styled ranch house, there is an abundance of livability to be enjoyed within. Contributing to the spaciousness of the living area is the wonderful picture window, and the open planning with the dining area. The open-end fireplace with its raised hearth will be the focal point of these areas. Don't overlook the two full baths, the pantry, and the glass sliding doors.



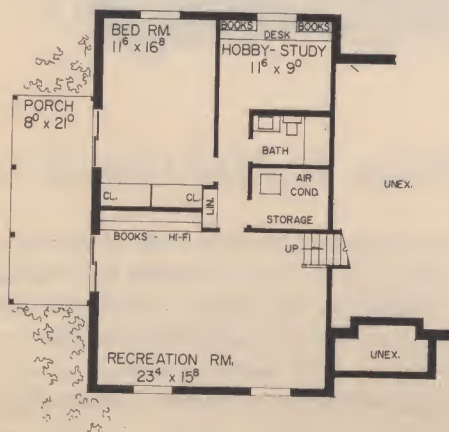
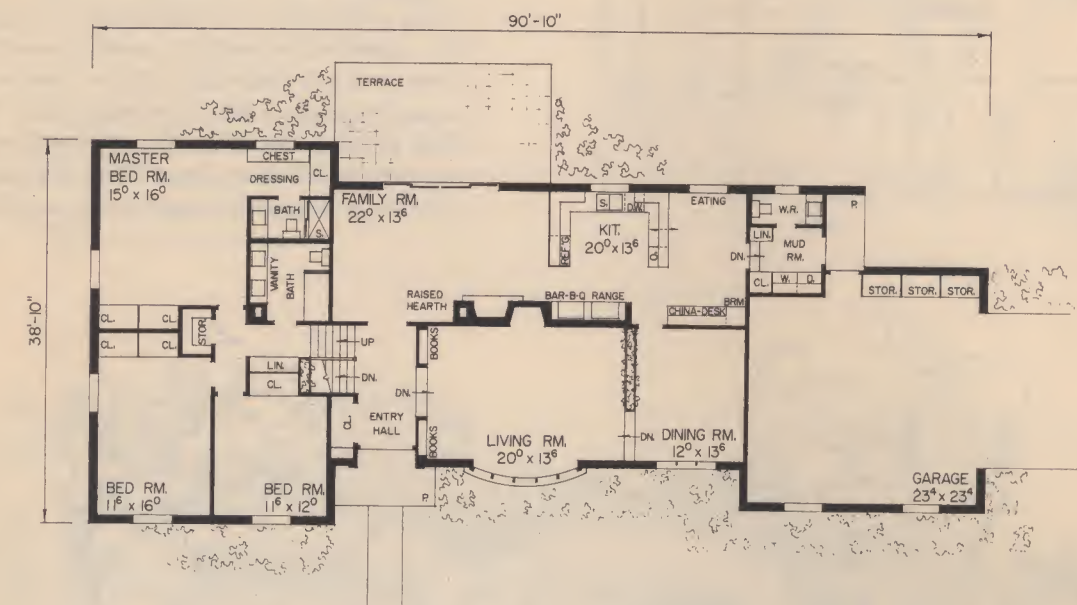
**Design D 1117 /** 1,244 Sq. Ft./24,357 Cu. Ft.

A colonial adaptation with plenty of eye-appeal. The attached garage with its cupola makes a delightful contribution to the overall design. The raised stone planter in front of the large picture window will surely provoke compliments. A study of the floor plan reveals an efficient in-line kitchen, a built-in vanity, an extra wash room, a fine family dining area overlooking the rear terrace, and a full basement.





**Design D 1265/** 1,298 Sq. Ft.—Main Level/964 Sq. Ft.—Upper Level/964 Sq. Ft.—Lower Level/48,588 Cu. Ft.



Impressive, may be just the word to describe this appealingly formal, traditional tri-level. Changes in level add interest to its plan and make this already spacious house seem even larger. Big, glamorous living room, two steps below entry level, features a handsome fireplace and, opposite it a broad bay window. Beyond, and raised two additional steps to emphasize the sunken area, is the formal dining room, partitioned from the living room by a built-in planter. Back of the garage, handy to the yard, the service porch and laundry/wash room double as a mud room area. Up a few stairs from the entry hall is the quiet sleeping level with two baths. Down a few stairs is the lower level with areas which will lend themselves to flexible living patterns. A covered porch is accessible from this level.

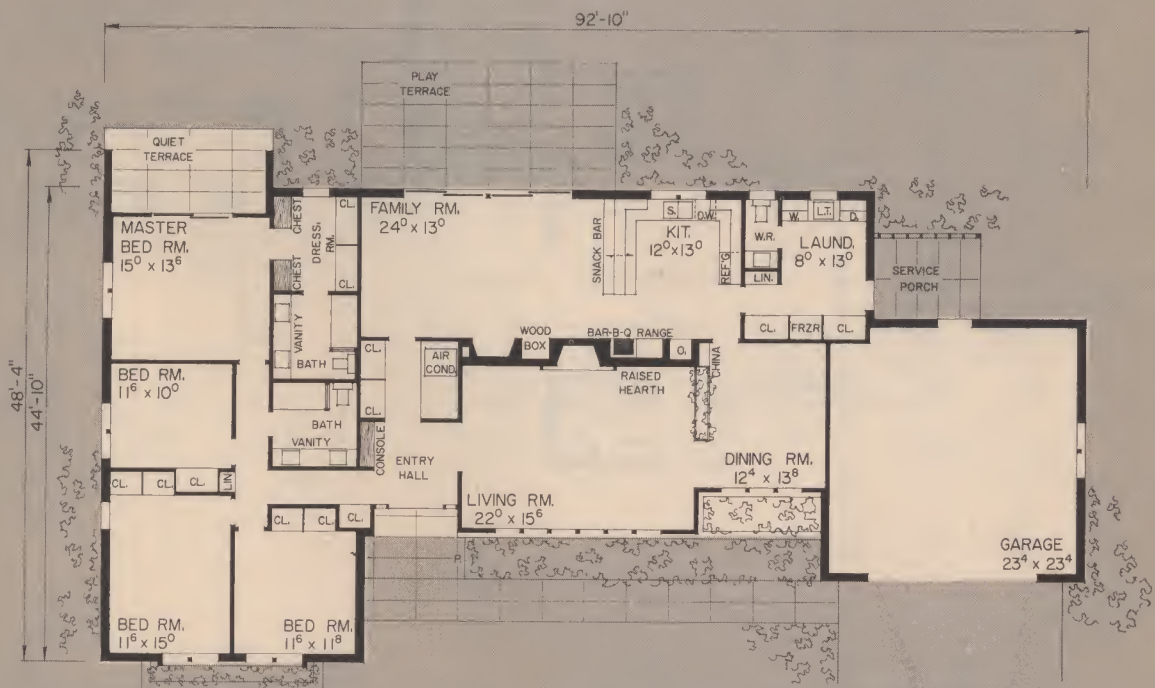


# Contemporary Homes

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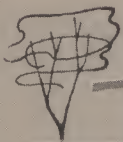
*Convenient Living*

PORTFOLIO NO. 14



**Design D 1271/** 2,470 Sq. Ft./25,826 Cu. Ft.

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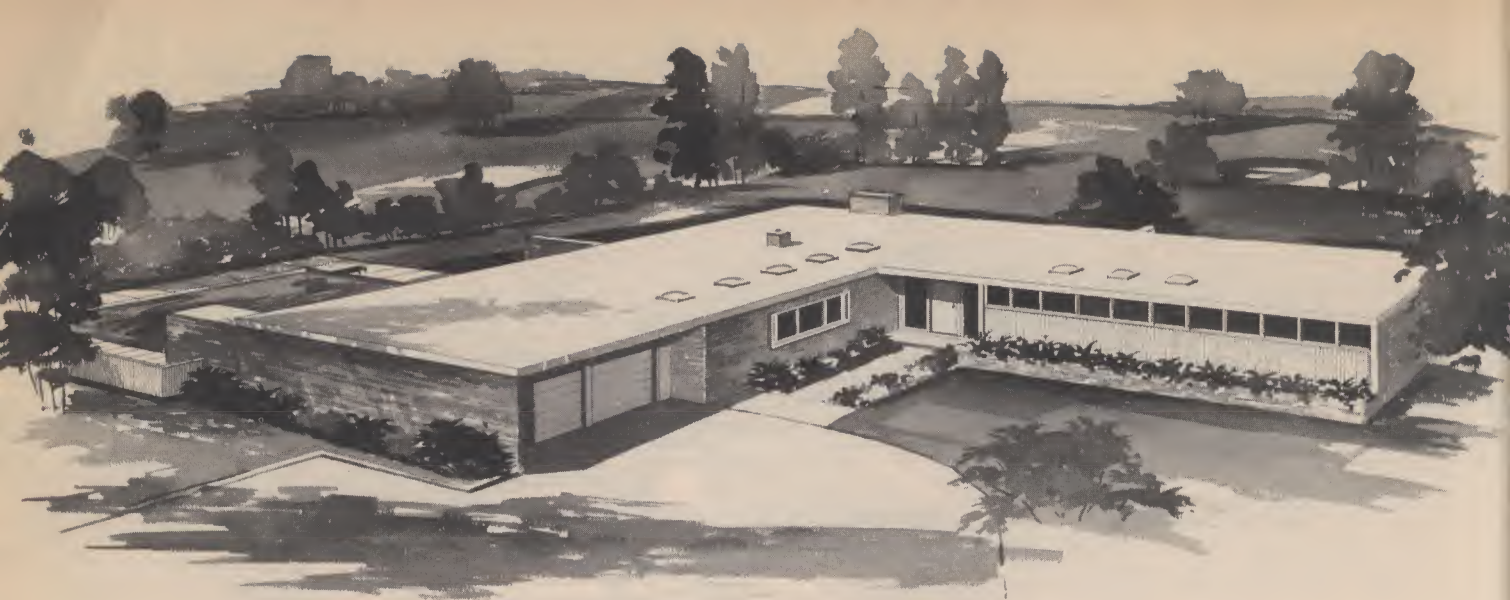
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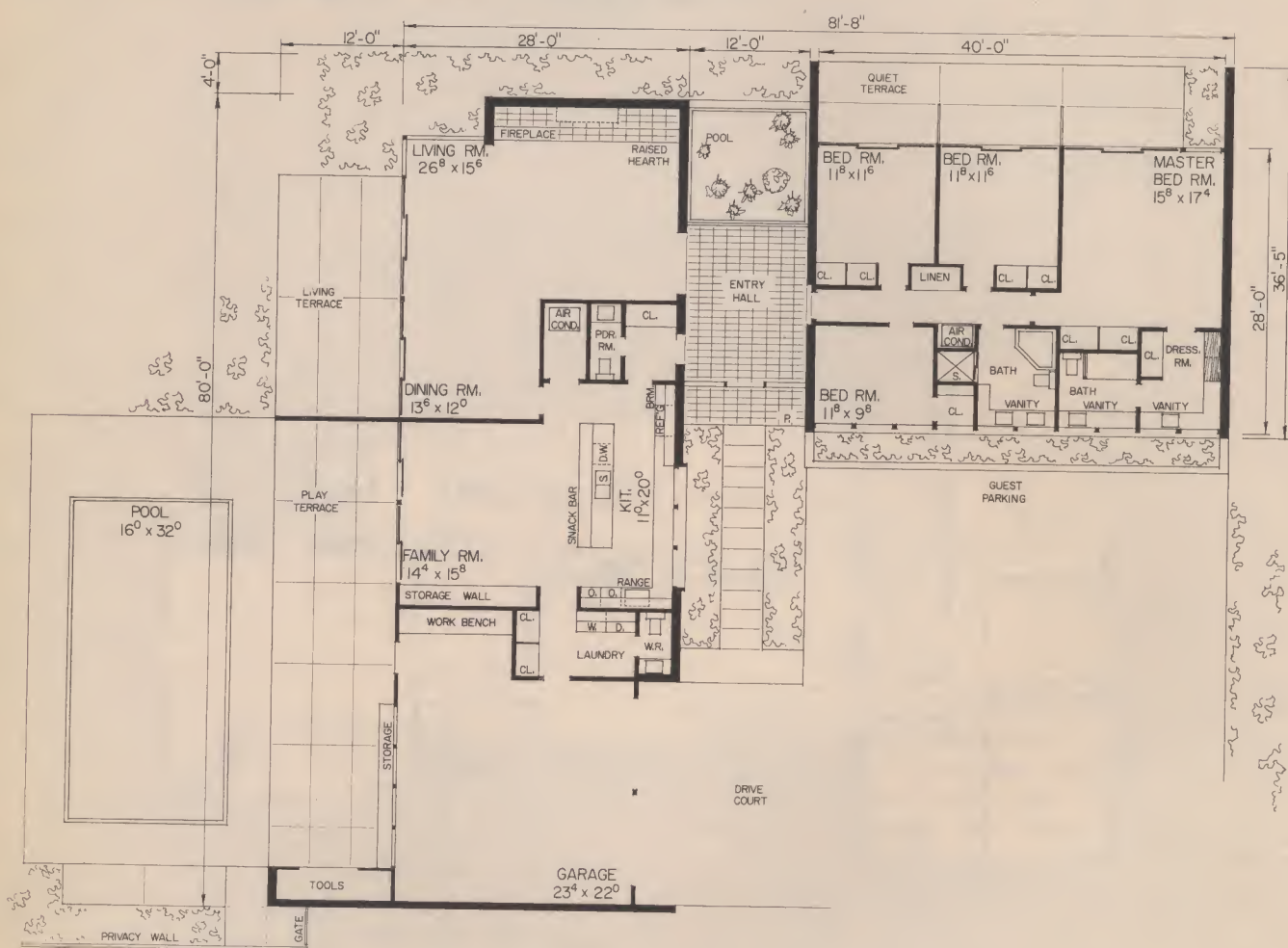
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## Design D 1258/ 2,848 Sq. Ft./25,642 Cu. Ft.



A fine flat-roof, L-shaped contemporary whose floor plan contains all the features to contribute to exceptional livability. Cleverly zoned, the front entry hall separates the sleeping area from the living area. The living area, in

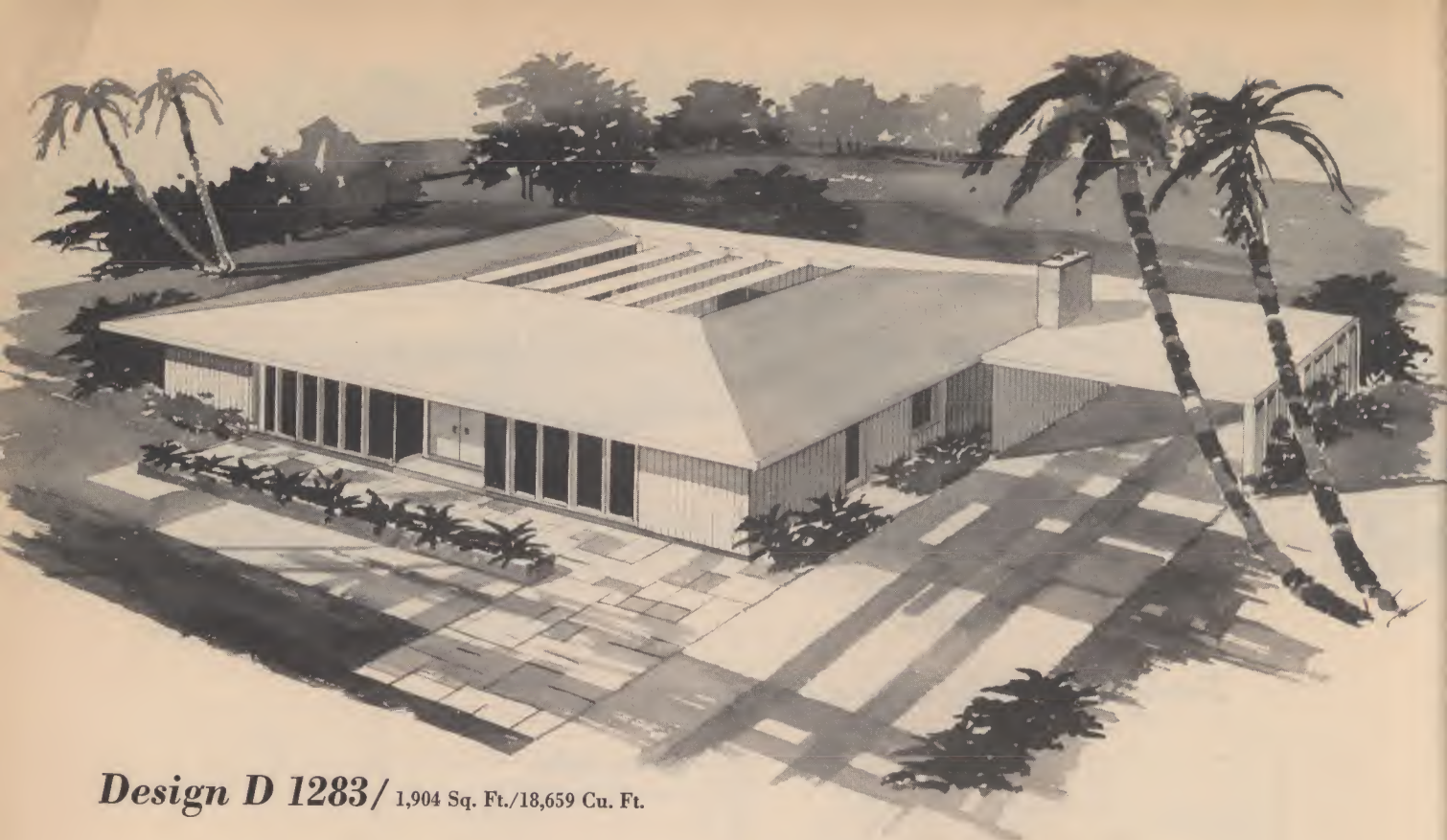
turn, is highlighted by the spacious formal living and dining rooms, and the informal family/kitchen area. Each of these three major areas functions ideally with its own outdoor living terrace. An abundance of natural light brightens the

interior. The work area features plenty of counter space. Two full baths service the sleeping wing, while a powder room is convenient to living room, and an extra wash room is strategically located off the separate laundry area.

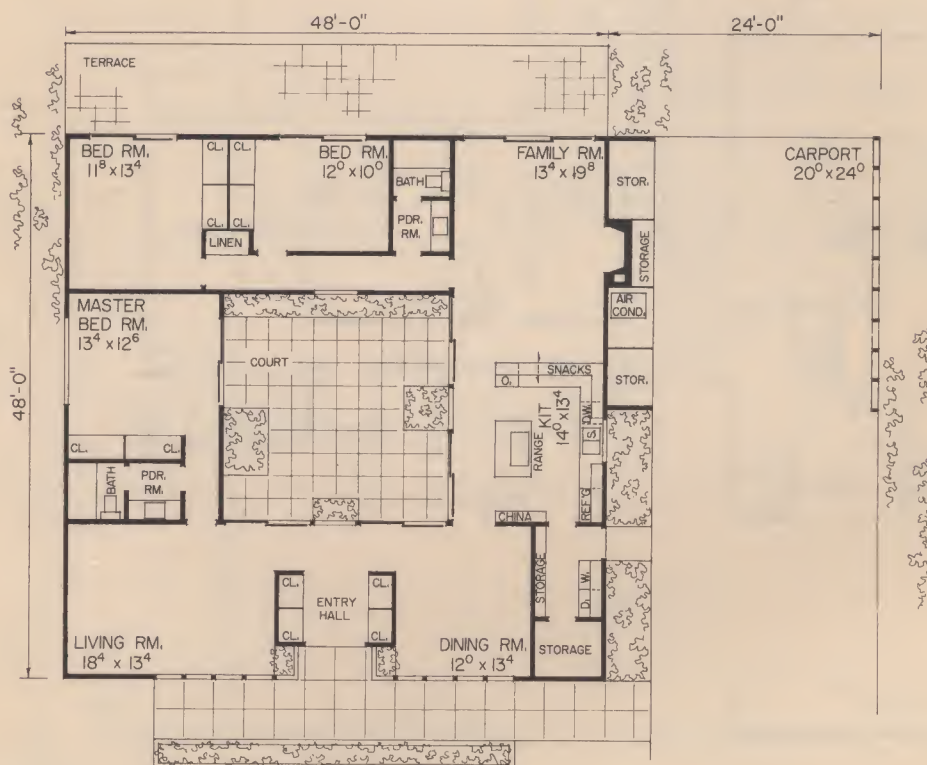








**Design D 1283/** 1,904 Sq. Ft./18,659 Cu. Ft.



Here is an unique home whose livable area is basically a perfect square. Completely adaptable to a narrow building site, the presence of the interior court permits the enjoyment of private outdoor living "indoors". Glass sliding doors

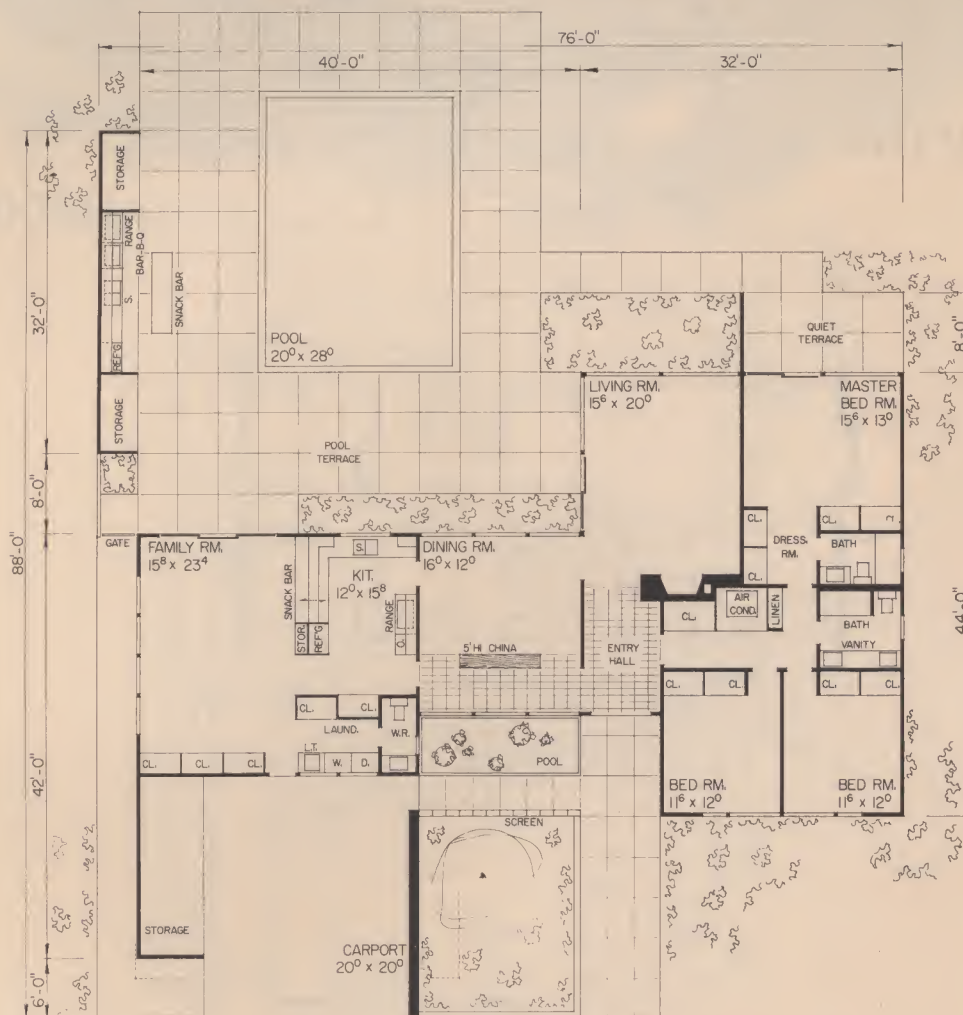
open onto this delightful court with its attractive planting areas. In colder climates the court may be adapted to function as the formal living room, thus permitting the present living room to function as a study/guest room. In addition to

the formal dining room, there is the informal snack bar in the family room accessible from the kitchen via the pass-thru. Two baths, a fireplace, and excellent storage facilities also highlight this plan. Don't miss the planting areas.





**Design D 1256/** 2,092 Sq. Ft./18,828 Cu. Ft.



An exciting plan for fine family living. A study of the floor plan reveals a wonderful inter-relationship between rooms. The efficient kitchen is flanked by, and functions conveniently with, the large family room and the formal dining

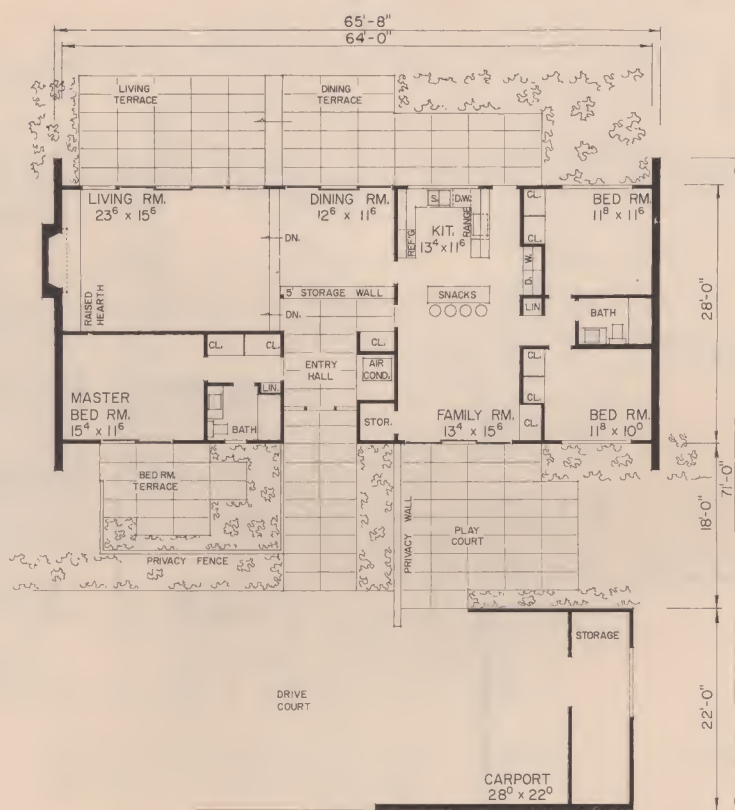
room. The quiet living room is free of cross-room traffic and directly accessible to the dining room—an ideal relationship for formal occasions. The entry hall leads to the three bedroom sleeping area which features two baths and plenty of

closets. Large glass areas across the rear of the house allow for an outstanding view of the rear yard with its terraced areas and outdoor kitchen. Adjacent to the service entrance are laundry and wash room. Note front pool, screen.





**Design D 1273/** 1,834 Sq. Ft./18,028 Cu. Ft.



A study of the floor plan of this refreshing contemporary home reveals a complete separation of the parents' master bedroom and the two children's bedrooms. The master bedroom, with its private bath, is located next to the formal, sunk-

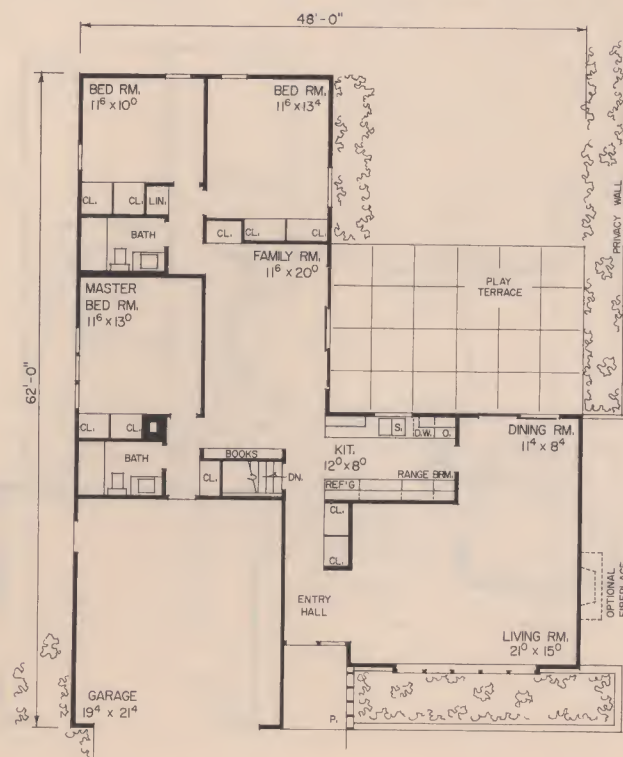
en living room in the "quiet" wing of the house. The children's rooms have their own full bath and are adjacent to the informal family room. The four functional terraces represent a fine integration of indoor/outdoor living areas. The five

foot high storage wall of the separate dining room represents a practical room divider. Contributing to the spaciousness of the interior are the large, delightful glass areas and the sloping ceilings. Observe location of washer-dryer.





**Design D 1254**/1,588 Sq. Ft./14,448 Cu. Ft.



An outstanding home for a narrow building site. The kitchen is most efficient. It looks out upon the rear terrace and is located to function well with the formal dining area, the informal family room, and the play terrace. In addition to the at-

tached two-car garage other features include: two full baths, plenty of closets, a full height book case, and a partial basement below the bedroom/family room area. A fireplace may be located in the living room. The covered porch of the

front entrance, with its vertical wood posts, is a practical and attractive feature. Also, enhancing the front exterior is the long stone planter. The low-pitched roof, with its wide overhang, is another attractive feature.

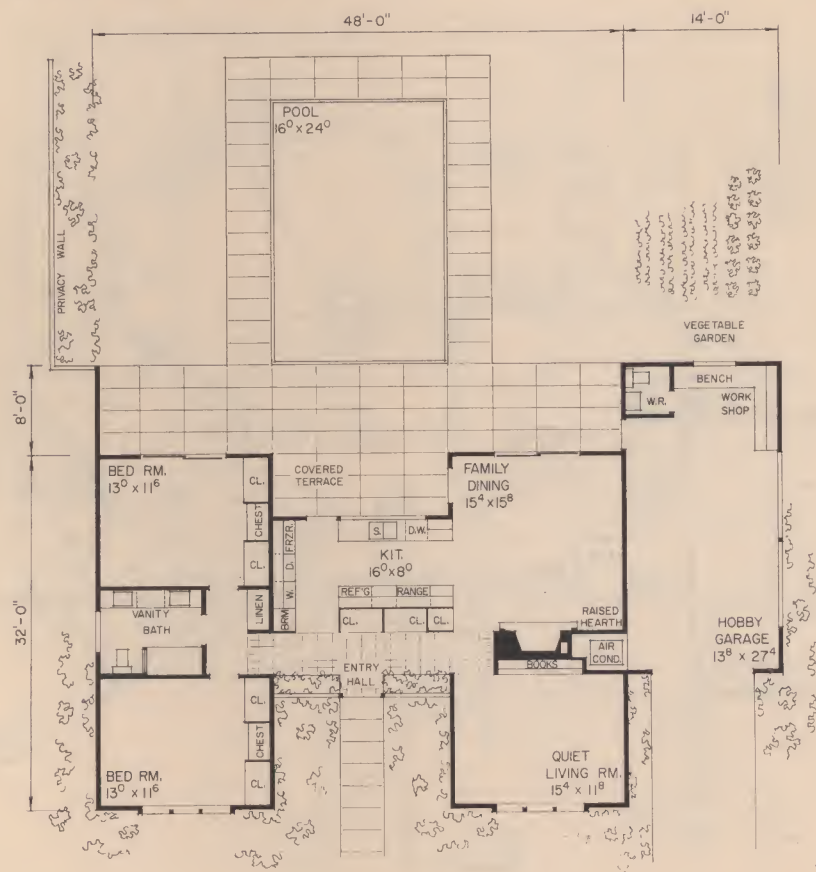








**Design D 1276**/1,286 Sq. Ft./12,860 Cu. Ft.

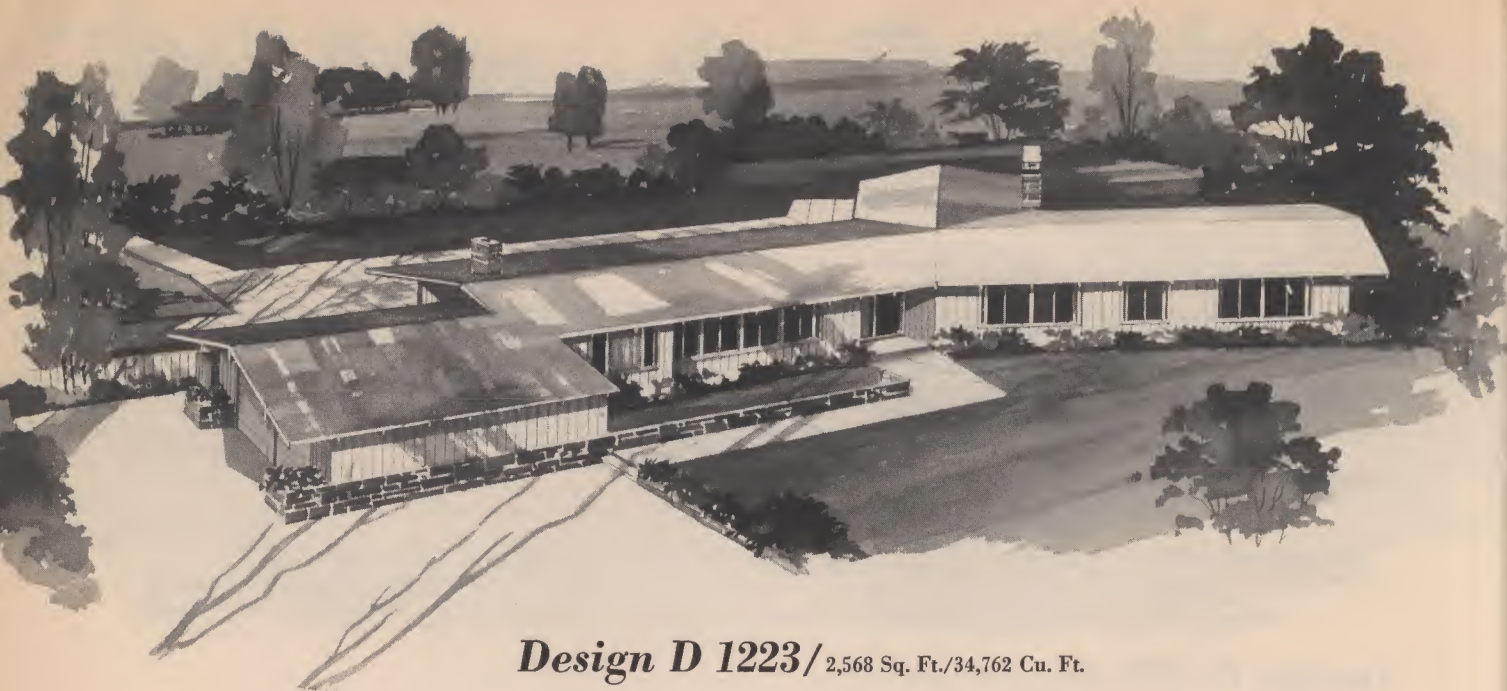


Despite the tropical setting, here is an attractive contemporary design which serves its occupants ideally, whatever the location. Designed for the retired couple or the small family, this home's H-shaped floor plan will result in convenient and

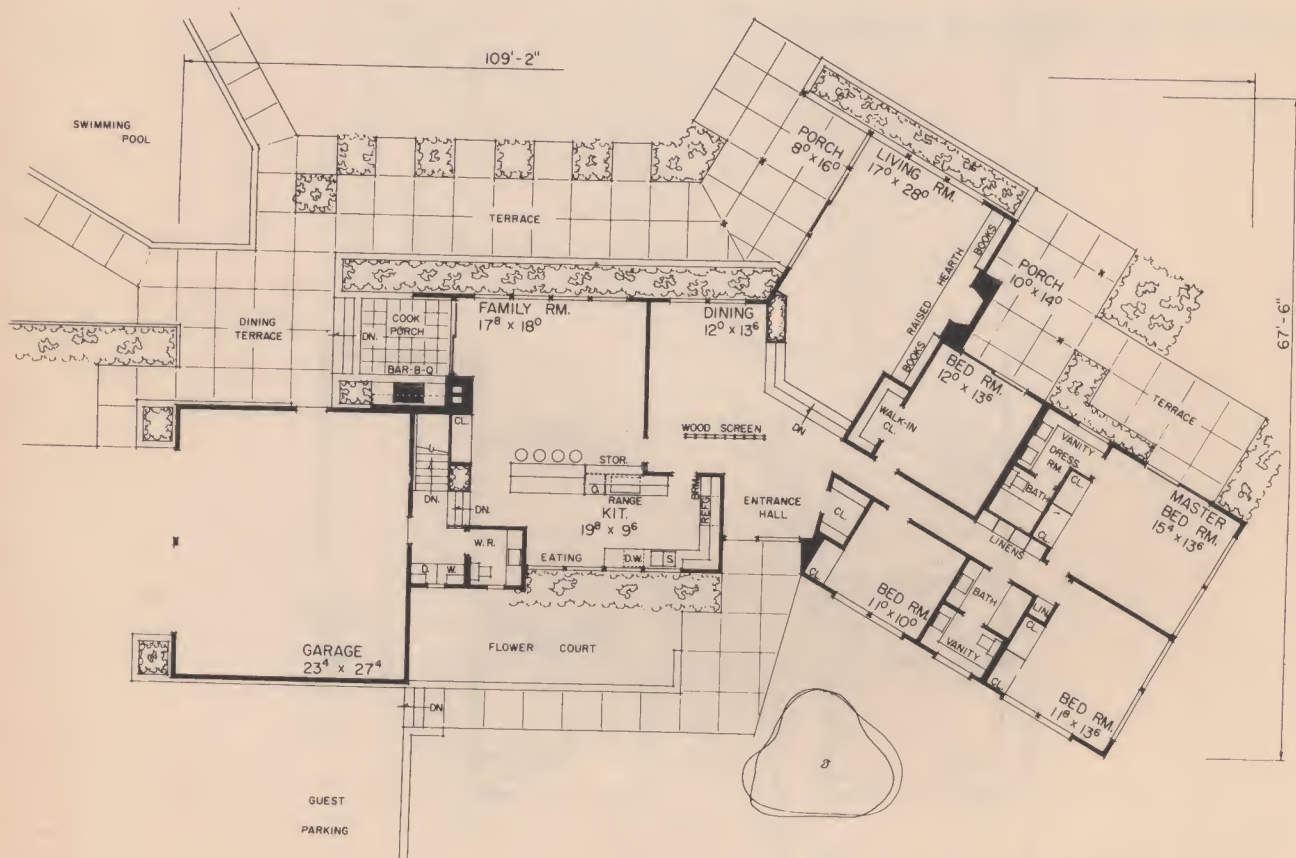
interesting living patterns. The kitchen area overlooks the rear covered terrace and separates the sleeping and living wings. Each of the two bedrooms features a wonderful storage wall. The front living room will be quiet indeed, for

it will be free of annoying traffic patterns. Its book shelves are a delightful feature. The family/dining area will be the hub of informal activities. It has a raised hearth fireplace and is directly accessible to the outdoor living areas.





**Design D 1223/** 2,568 Sq. Ft./34,762 Cu. Ft.



This popular basic floor plan contains all the features and facilities to assure the family of the utmost in livability. There is the isolated sleeping wing with four bedrooms, two baths, and access to its own "quiet" terrace and covered porch.

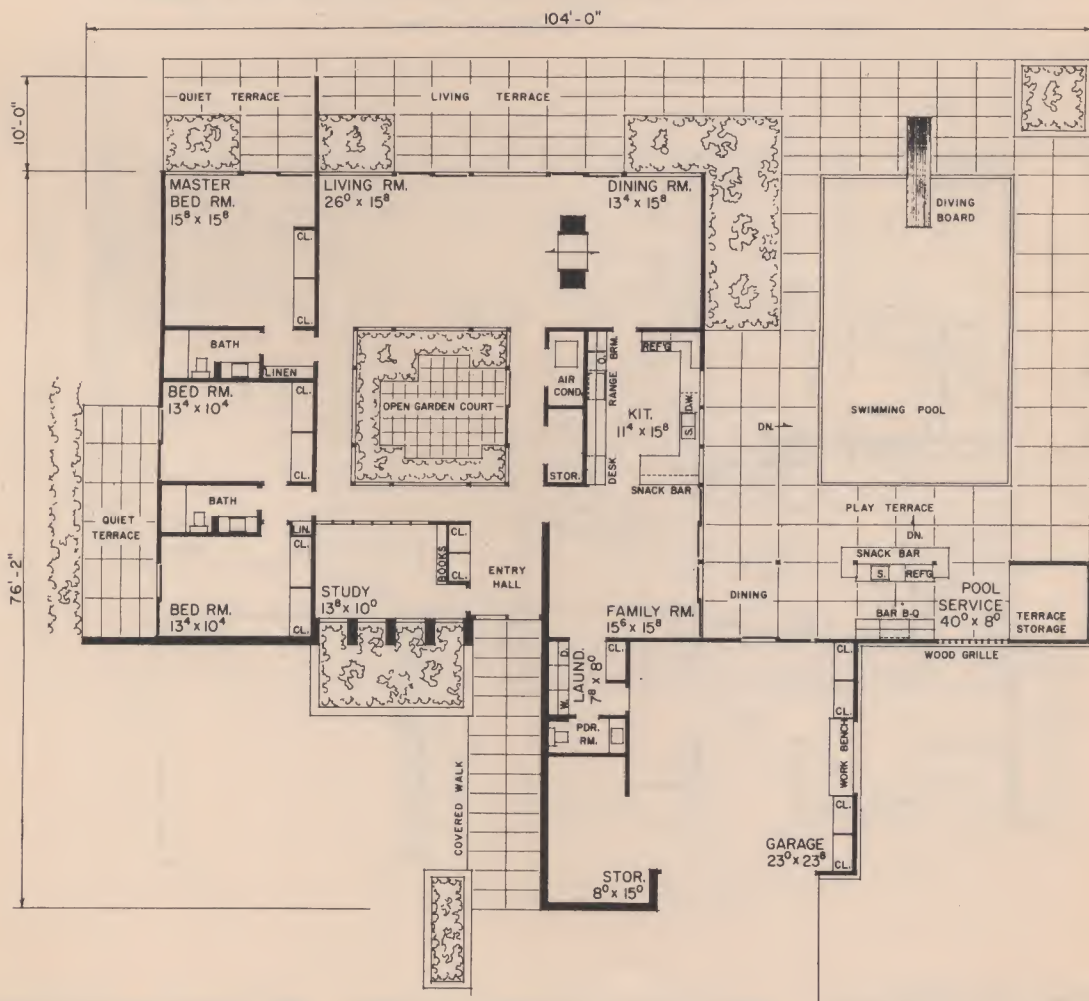
There is the spacious sunken living room with its dramatic fireplace wall and glass sliding doors to a second covered porch. The formal dining room looks over planting areas to the living room and rear terrace. The kitchen features eat-

ing space and a pass-thru to the snack bar of the family room. Just inside the entrance from the garage is space for laundry equipment and the extra wash room. Don't miss the cook porch with barbecue unit and dining terrace.





**Design D 1224/** 2,682 Sq. Ft./24,567 Cu. Ft.



This dramatic contemporary puts a delightful emphasis upon indoor/outdoor living relationships. The activities of the family will revolve around the interior open garden court offering a new dimension to gracious living. There is no lack of

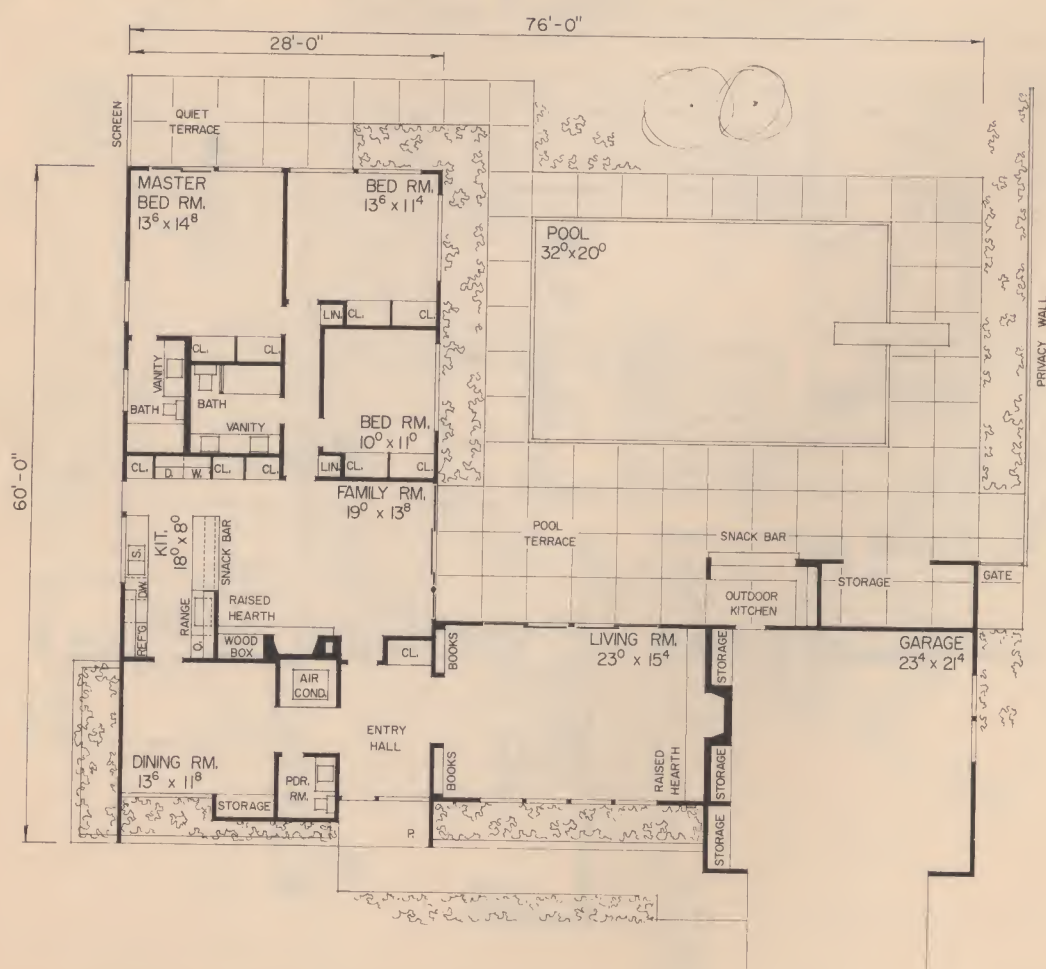
facilities to experience both formal and informal living as the occasion may demand. The rear living and dining rooms have their outdoor living terrace, while the kitchen and family room function with the highly integrated play terrace. The

outdoor cooking and dining area is covered. Two quiet terraces are highlights of the sleeping area. Other features of this plan include the study, the two-way fireplace, the laundry area, and the extra powder room.





**Design D 1253/** 1,974 Sq. Ft./20,569 Cu. Ft.



The formal front entry hall bi-sects the separate dining room and the living room. A powder room is strategically located for the convenience of these two formal areas. Observe the built-in china storage unit, the book shelves, and the

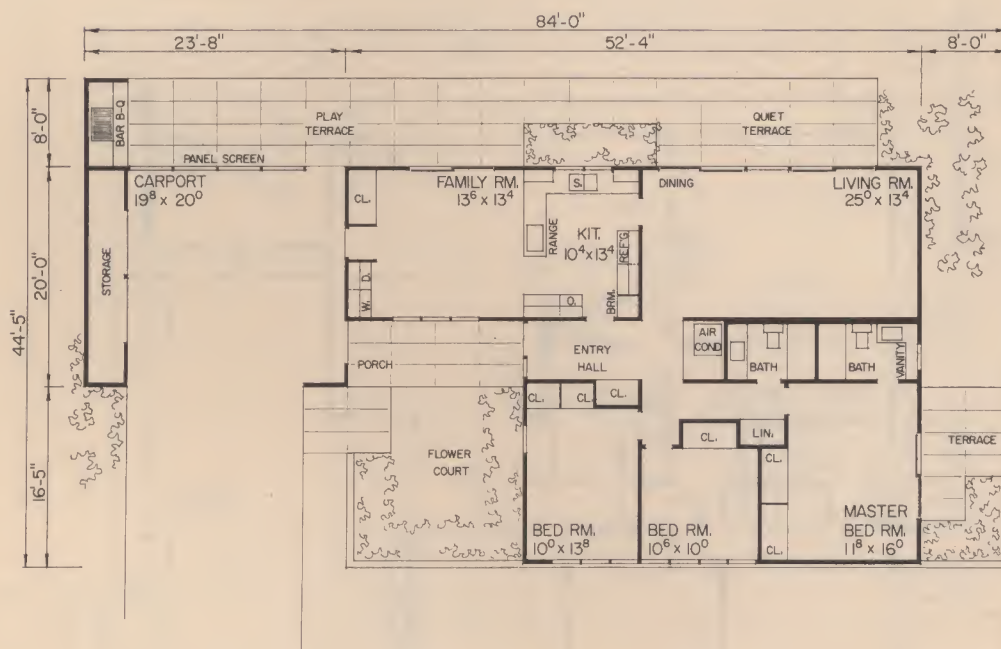
raised hearth fireplace of these areas. The family room features a second fireplace with raised hearth, a snack bar, and glass sliding doors to the pool terrace. Adjacent to the work center is a storage wall, part of which houses the washer

and dryer. Two full baths, with built-in vanities, are highlights of the sleeping area which has its own quiet terrace. The storage areas in the garage, the outdoor kitchen, and the bulk storage unit are fine and practical features.





**Design D 1225/** 1,520 Sq. Ft./17,601 Cu. Ft.



The enclosed flower court and the covered front porch set a delightful stage for the front entrance of this efficient three bedroom, two bath home. There is no wasted space in this plan, for each square foot makes its own vital contribu-

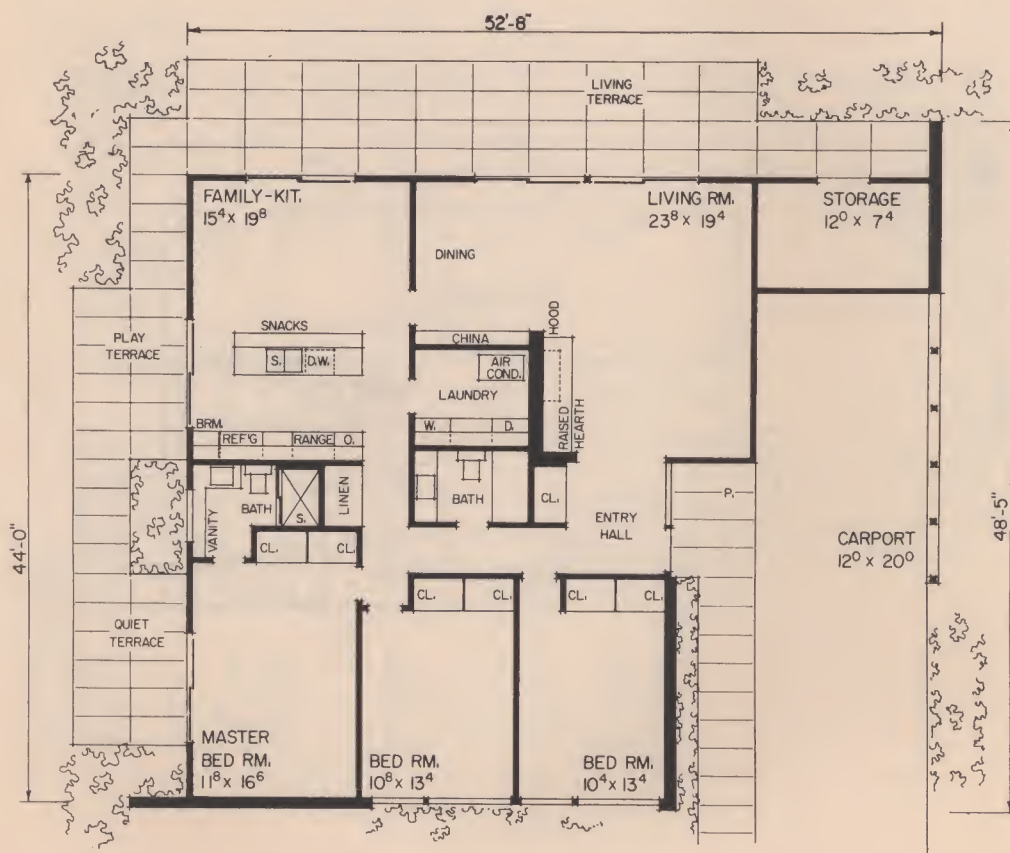
tion to convenient living. The entry hall routes traffic directly to the various areas. The master bedroom is particularly noteworthy since it has its own private bath and glass sliding doors to its "quiet" terrace. A corner of the all-purpose family

room is utilized for the washer and dryer. On formal occasions dining may take place in a corner of the living room. With the living areas located at the rear of the house, it is possible to fully achieve indoor/outdoor integration.





**Design D 1274/** 1,630 Sq. Ft./14,670 Cu. Ft.



A flat-roof contemporary with simple lines and fine proportion. The carport, with its vertical posts and projecting roof over the front entry, contributes to a most appealing approach. The outside storage room at the rear of the carport will

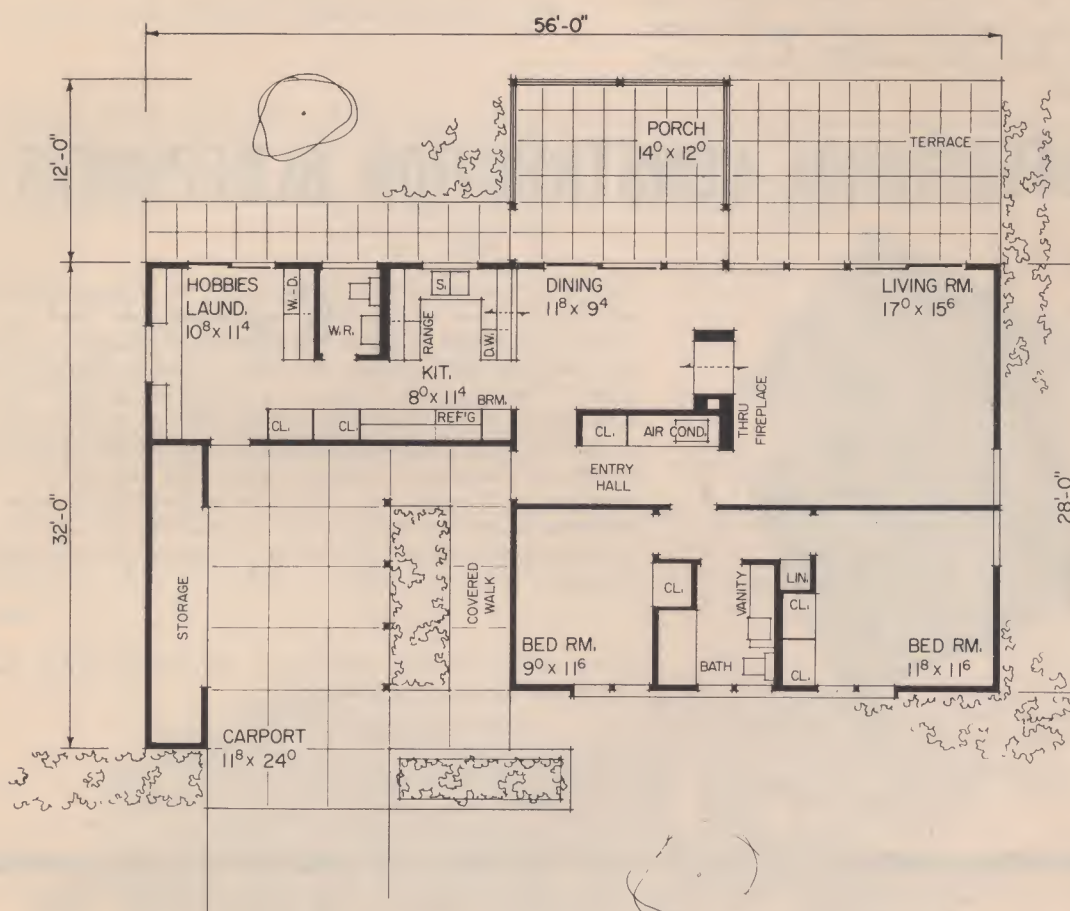
be ideal for such items as garden tools, lawn equipment, and the children's carts and bicycles. The L-shaped living area with its glass wall is most spacious. The raised hearth fireplace and metal hood add to the decor. The built-in

china cabinet provides the formal dining area with an interesting and practical back-drop. Glass sliding doors provide the family-kitchen with access to both side and rear terraces. The snack bar is just the thing for informal meals.





**Design D 1216/** 1,184 Sq. Ft./10,656 Cu. Ft.



Whether called upon to function as a home for a retired couple or for a small family, this frame, non-basement design will provide wonderful livability. The covered walk with its adjacent planting areas makes for a pleasing approach to

the front door. The thru-fireplace may be enjoyed from both formal areas—the living room and the separate dining room. Glass sliding doors lead to the cheerful enclosed porch. A pass-thru from the kitchen facilitates the serving of meals in

the dining area. A wash room is conveniently located between the kitchen and hobbies/laundry room and is handy from the outdoors. This general area has an abundance of counter, cupboard, and closet space for convenient living.

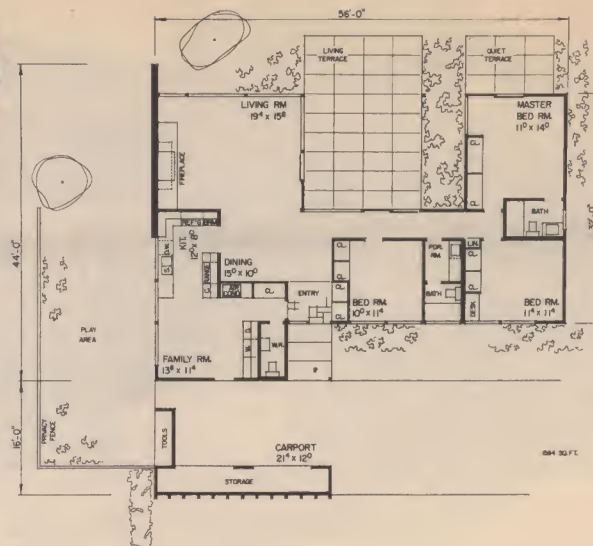




REAR TERRACE VIEW

## Design D 1263/ 1,584 Sq. Ft./15,840 Cu. Ft.

The rear terrace view shown above captures the delightful glass areas and wonderful living terrace. The front elevation is attractive because of its simplicity. A strip of high windows services the bedrooms and bath. Projecting wood battens add appeal to the carport. Study the floor plan carefully. It has many interesting features.



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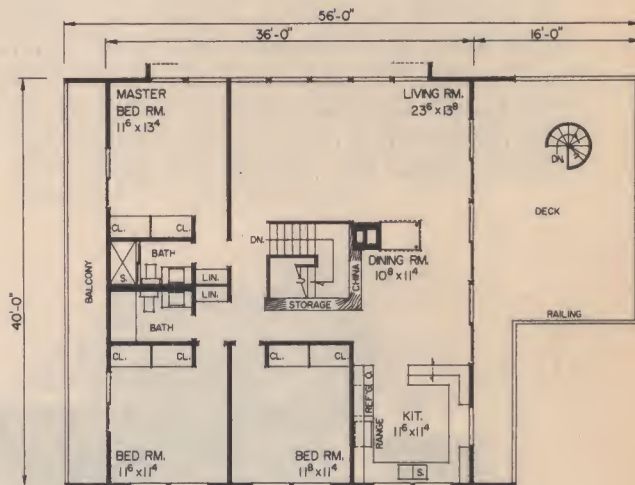
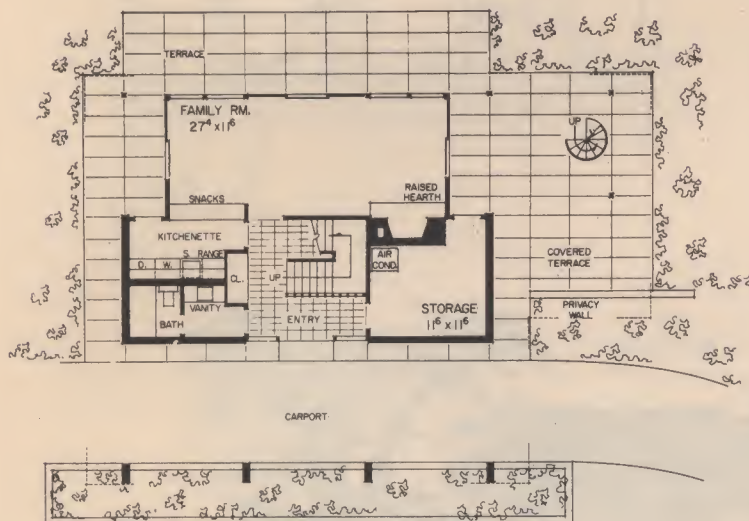




## Design D 1240

### STREET VIEW

790 Sq. Ft.—Lower Level/1,440 Sq. Ft.—Upper Level/19,627 Cu. Ft.



### TERRACE VIEW

A refreshing, two-level, flat-roofed contemporary which will surely lead to pleasant and delightfully different living patterns. This design affords a wonderful intimacy with the outdoors. Large glass areas not only permit the enjoy-

ment of plenty of natural light, but also permit the enjoyment of panoramic views of the surrounding countryside. Each level functions well with a highly integrated outdoor living area. A circular stair leads from the lower covered ter-

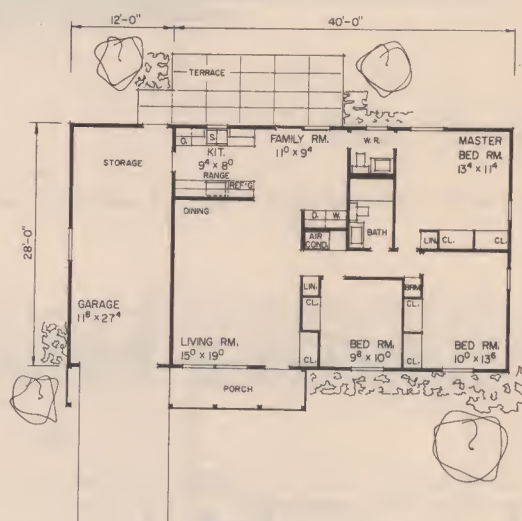
race to the sun deck of the upper level. Two of the bedrooms have direct access to a balcony. The overhanging upper level helps form the carport behind the massive masonry columns and the long, attractive brick planter.





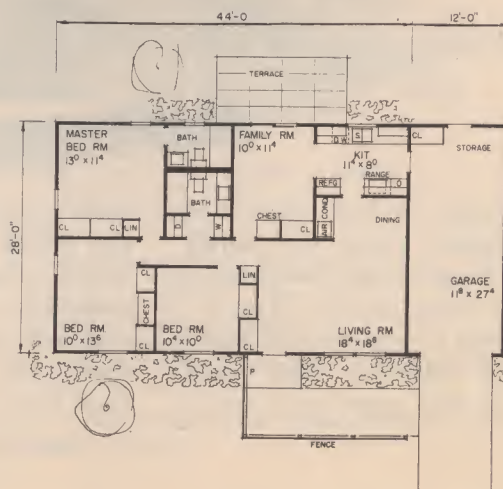
### Design D 1187 / 1,120 Sq. Ft./12,600 Cu. Ft.

A delightful, economically built, one-story traditional. The projecting roof results in an attractive front porch. The attached garage contains plenty of space for the storage of bulk items. Sliding glass doors open from the family room onto the rear terrace. The extra wash room services both the master bedroom and the family area. Note the concentration of plumbing facilities—a positive economy. Also, washer and dryer.

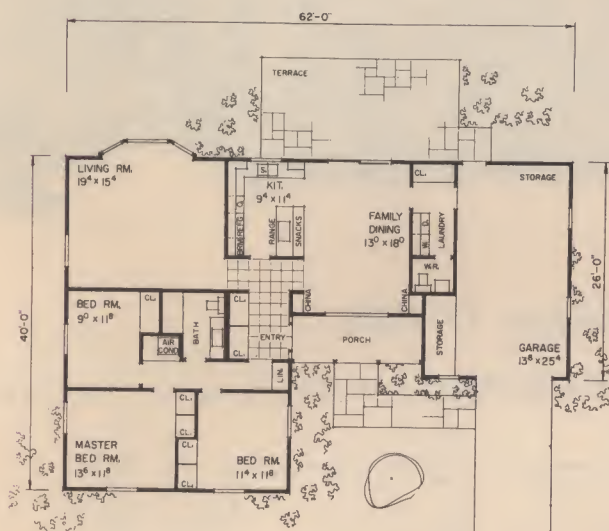


### Design D 1191 / 1,232 Sq. Ft./15,400 Cu. Ft.

Three bedrooms, two full baths, a family room with glass sliding doors, a rear kitchen, a formal dining area, and an attached garage with storage area—these are among the features of this good-looking traditional. Making further contributions to convenient living are the built-in chests, the handy location of the laundry equipment, the dishwasher space, the built-in oven and range, and the garage storage.

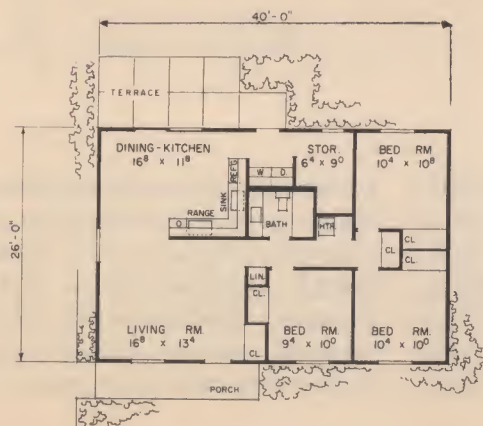






### *Design D 1173* / 1,500 Sq. Ft./18,230 Cu. Ft.

A picturesque, L-Shaped traditional one-story with an attractive covered front porch. The front entry leads directly to the three distinct zones—the quiet sleeping zone, the formal living room zone, and the informal family/kitchen zone. The living room will lend itself to fine furniture arrangements and be free of cross-room traffic. The housewife will enjoy the separate laundry room and the extra wash room.



### *Design D 993* / 1,040 Sq. Ft./11,783 Cu. Ft.

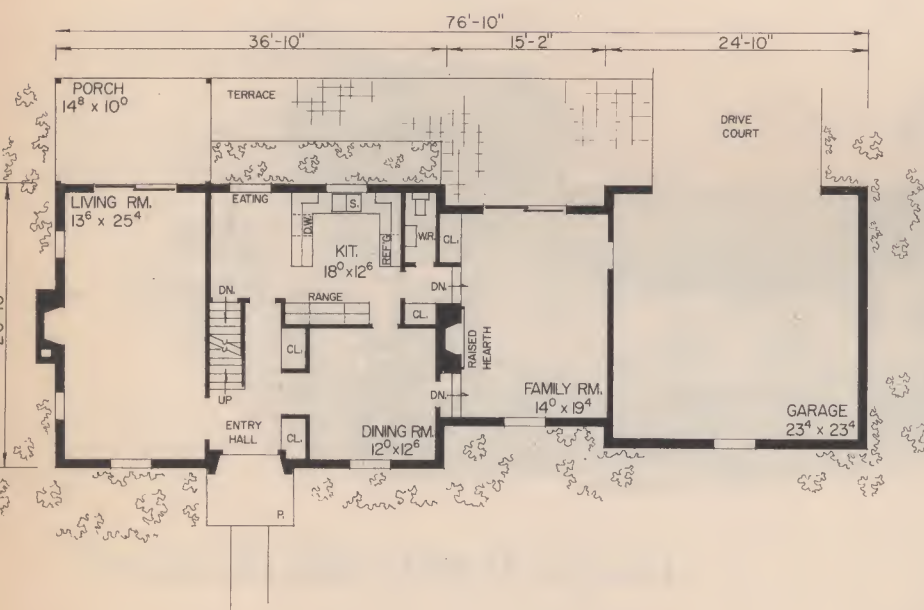
Here is a compact traditional which will surely satisfy the restricted building budget, yet return much in the way of convenient living and pride of ownership. Frame and non-basement construction represent cost savings. The grouping of the plumbing for the kitchen, laundry equipment, bath, and furnace also represents economy. The sizeable dining/kitchen provides plenty of space for eating and opens onto the terrace through glass sliding doors.





## Design D 1260

1,303 Sq. Ft.—First Floor/989 Sq. Ft.—Second Floor/30,787 Cu. Ft.

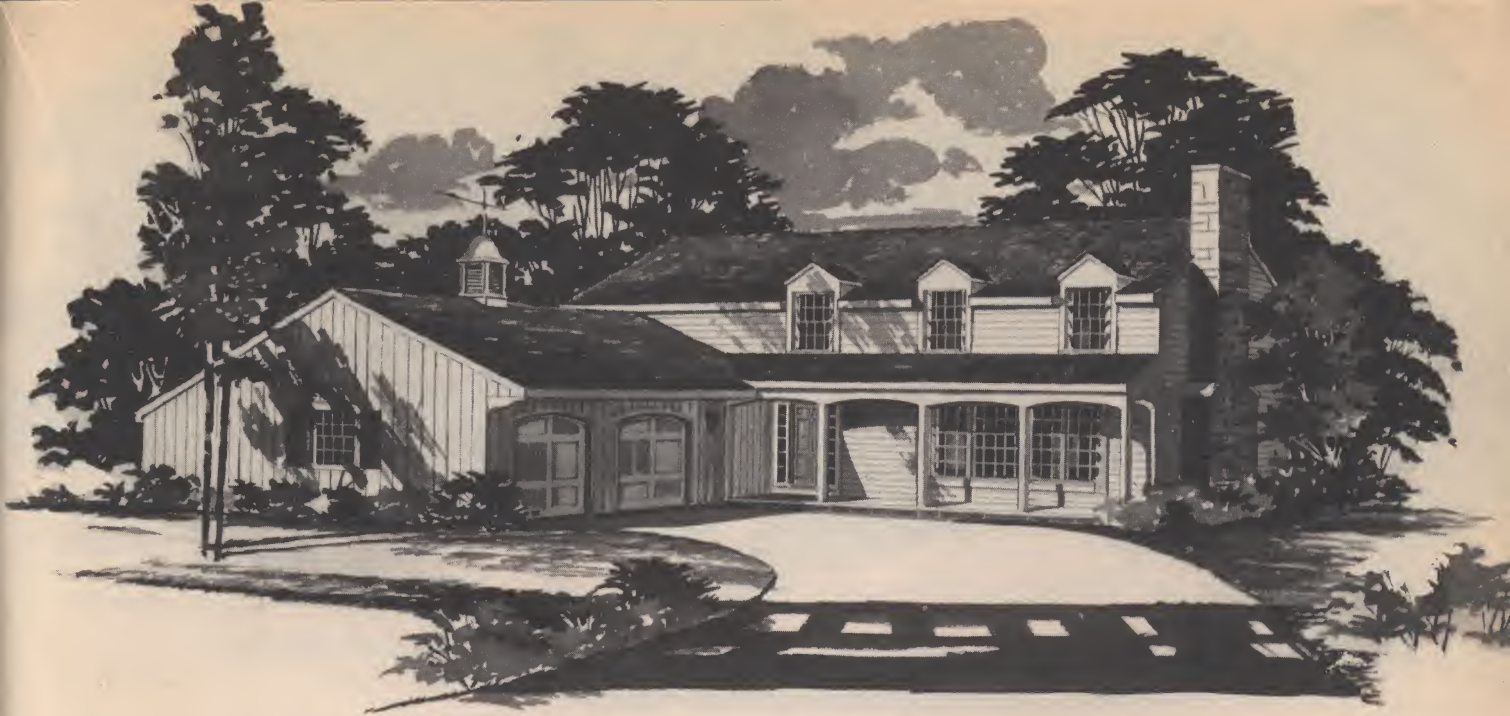


A stately French Provincial reminiscent of days past and the continuity of a good way of life. The window treatment, the recessed paneled doors, the quoins at the corners of the house and garage, the tall twin chimneys, and the

hip roofs are all features which make this facade a pleasingly formal one. The center entry hall leads past the quiet, end living room and the formal, separate dining room to informal eating space adjacent to the U-shaped kitchen.

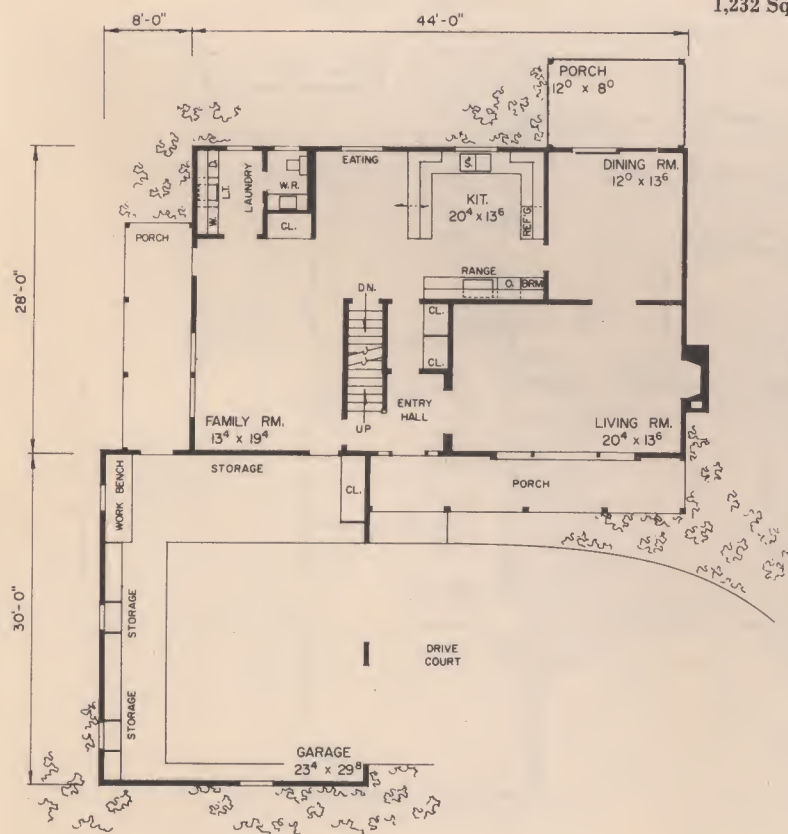
A sunken family room with raised hearth fireplace connects the house and garage. Upstairs there are two sizeable children's rooms and a fine master bedroom with a dressing area, a private bath and access to the sun deck over porch.





## Design D 1269

1,232 Sq. Ft.—First Floor/1,232 Sq. Ft.—Second Floor/33,344 Cu. Ft.



The desire to preserve our heritage is strong in many of us—and no better way than with a traditional house. This two-story, with its pleasantly detailed projecting garage, combines a delightful colonial exterior with a floor plan

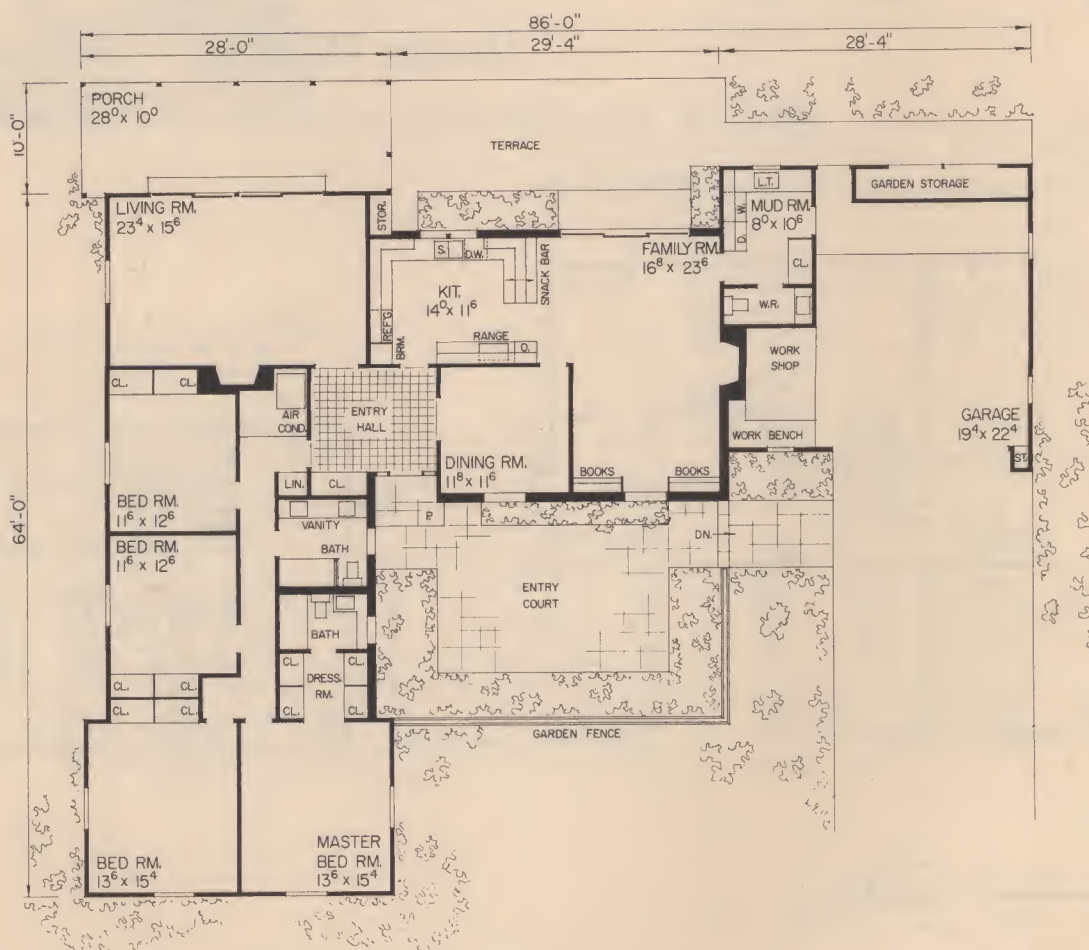
made to order for the large family. There are five bedrooms, a separate dining room, an informal eating area, a 20 foot living room, a family room and a full basement. These are areas which will provide plenty of individual living spaces for the

most active of large families. In addition there are three covered porches, a first floor laundry with extra wash room, and an oversized garage with storage units and a work bench. Notice pass-thru from the kitchen.





**Design D 1250/** 2,534 Sq. Ft./29,977 Cu. Ft.

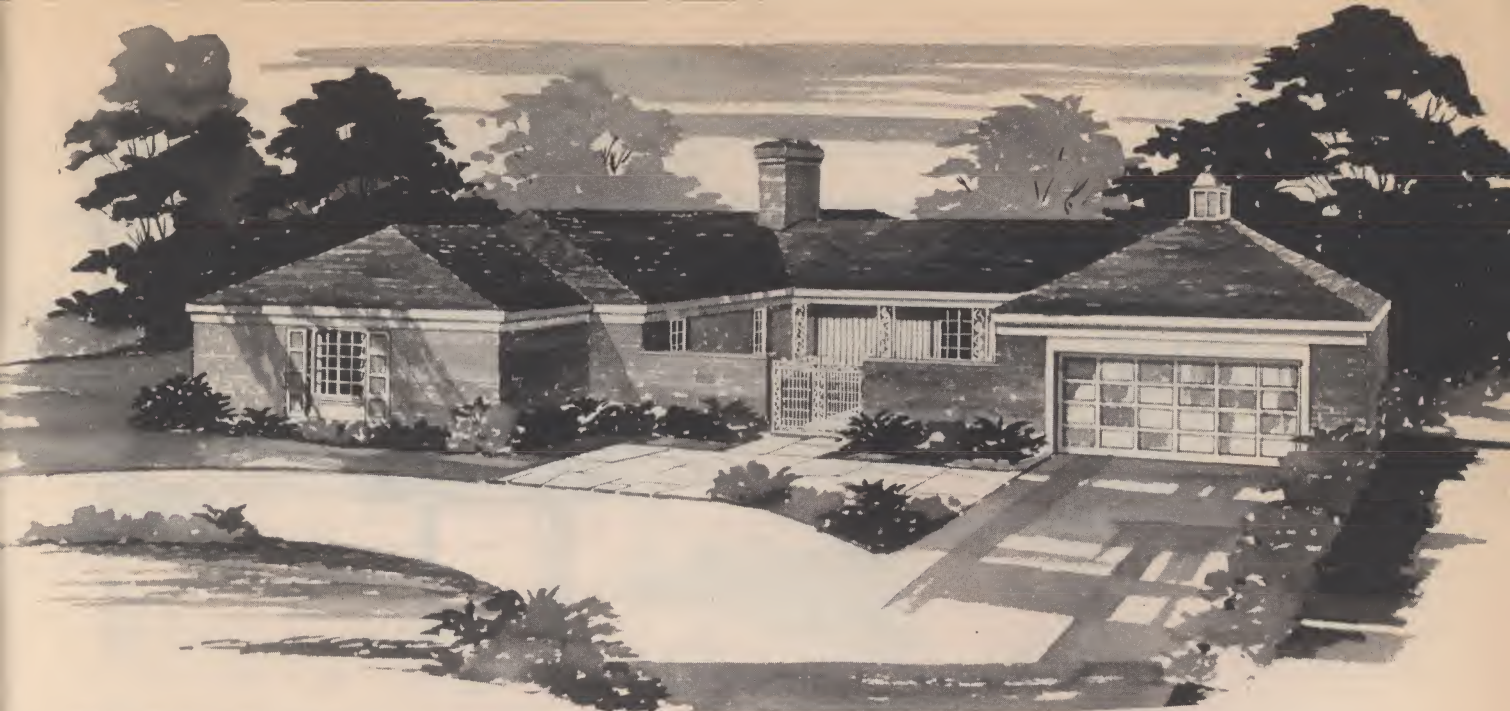


Horizontal wood siding, natural stone, multiple-light windows, trim shutters, and twin chimneys give this house a distinctive colonial flavor. The wood fence punctuated by the charming lamp post, helps form a delightful entrance court. The plan enclosed within its

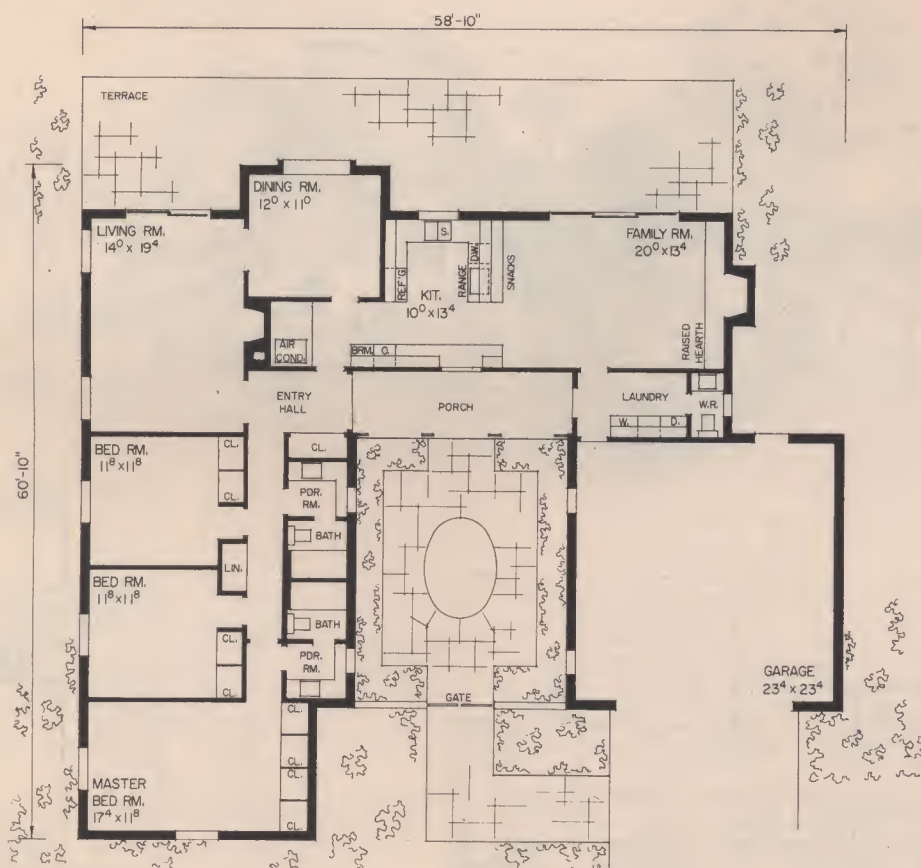
traditional exterior is as up-to-date as tomorrow. Four spacious bedrooms occupy a separate wing remote from the living and the working areas. A large, lovely living room is set off in a quiet dead-end corner at the back of the house and opens onto a large sheltered porch.

A light, bright, efficient kitchen separates formal and informal zones; snack-bar pass-thru overlooks family room and rear play terrace. Work saving features include laundry/mud room, garage shop with bench and outdoor storage unit.





**Design D 1284** / 2,026 Sq. Ft./28,870 Cu. Ft.

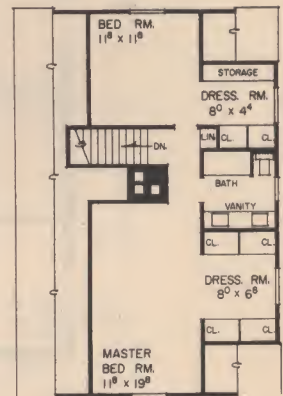
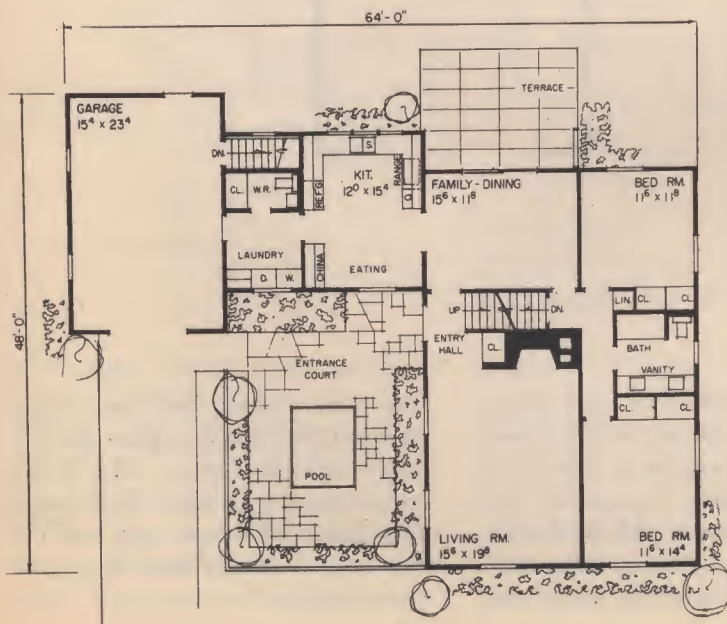
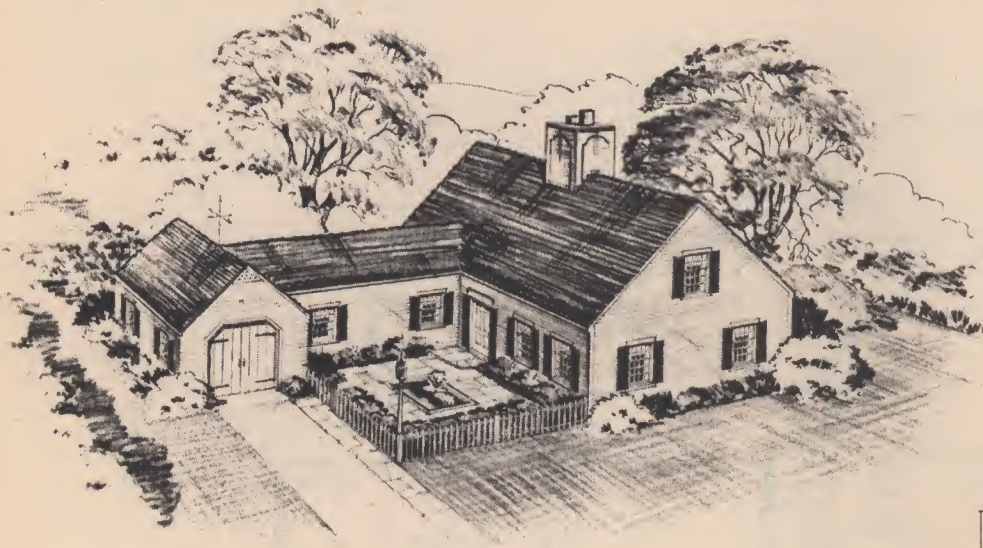
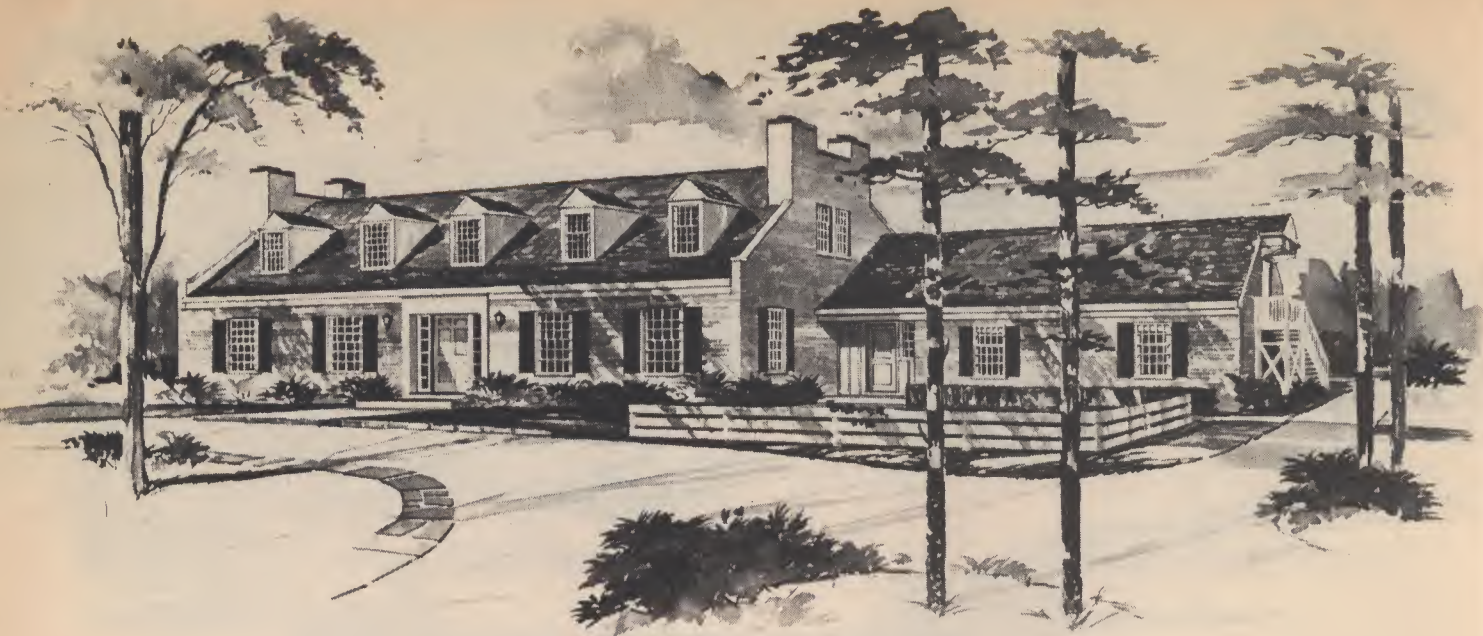


This U-shaped house wraps around the entry court, opening the major areas to the rear and side of property, away from the street. Masonry walls project between the front wings to enclose the court, providing a safe outdoor play space

for the children. The colonnaded entry leads to both the front and the service doors and gives the youngsters direct access to the mud room lavatory and the family room at clean-up time. The main living areas, stretching across the

rear of the house, look out upon, and function through, glass sliding doors with the terrace. The sleeping wing with its three bedrooms, abundance of closets, and two interesting compartmented baths are worth noting.





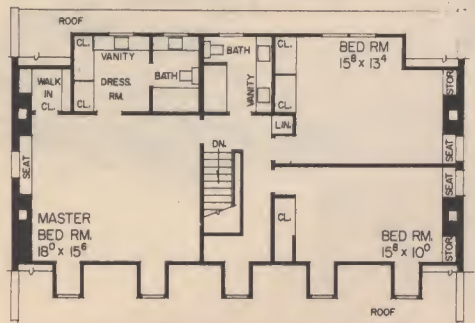
## Design D 1115 1,440 Sq. Ft.—First Floor/

740 Sq. Ft.—Second Floor/33,516 Cu. Ft.

This charming story-and-a-half comes straight from Cape Cod. It contains exceptional livability. Among the features are the first floor laundry, formal living room, kitchen eating space, four bedrooms, 2½ baths.

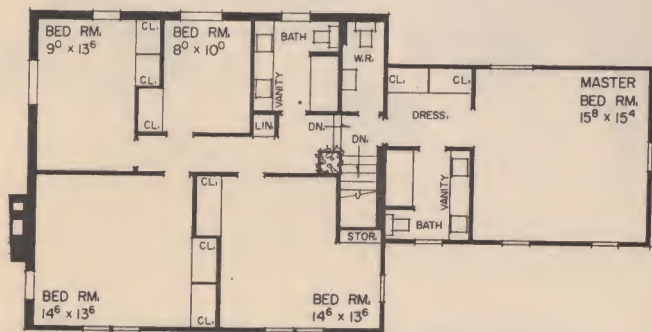
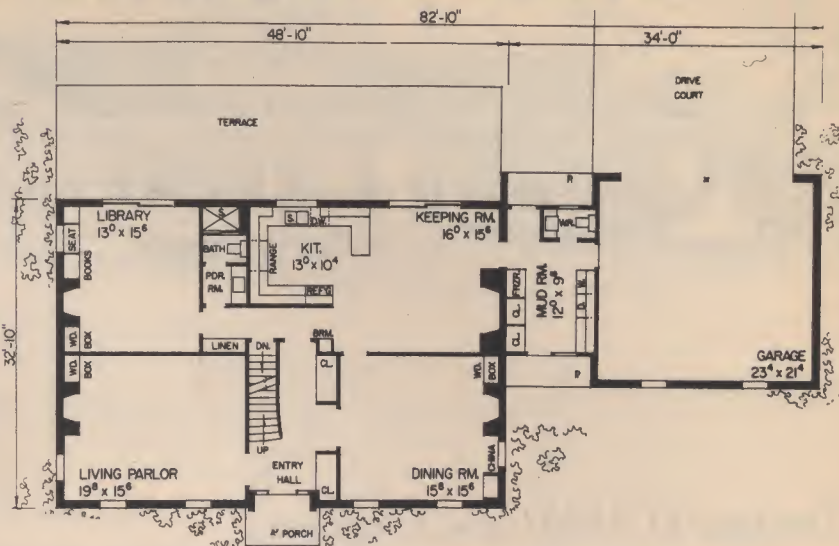


An 18th century Georgian adaptation with a delightfully up-dated floor plan. Three bedrooms and two baths highlight the upstairs. The center entrance routes traffic to the formal and informal living and dining areas. Observe the four fireplaces and the mudroom. The quiet library may function as the guest room when the occasion demands.



## Design D 1243

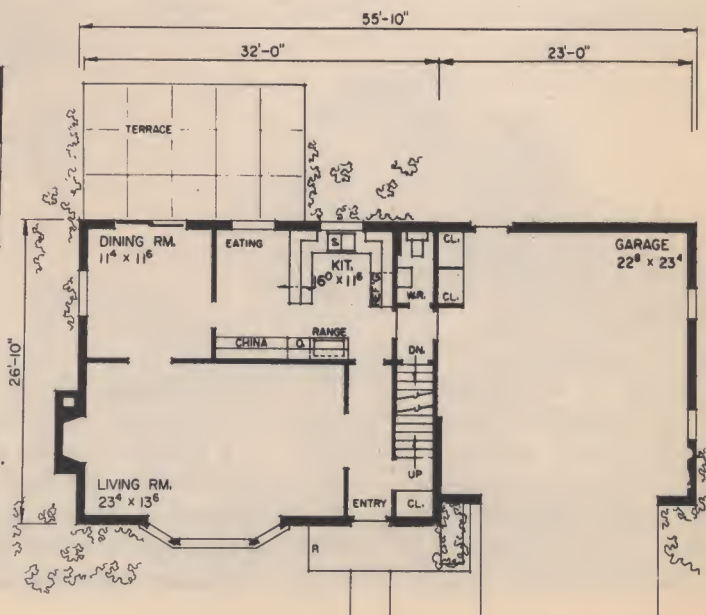
1,798 Sq. Ft.—First Floor/1,262 Sq. Ft.—Second Floor/41,968 Cu. Ft.



## Design D 1119

894 Sq. Ft.—First Floor/1,317 Sq. Ft.—Second Floor/28,875 Cu. Ft.

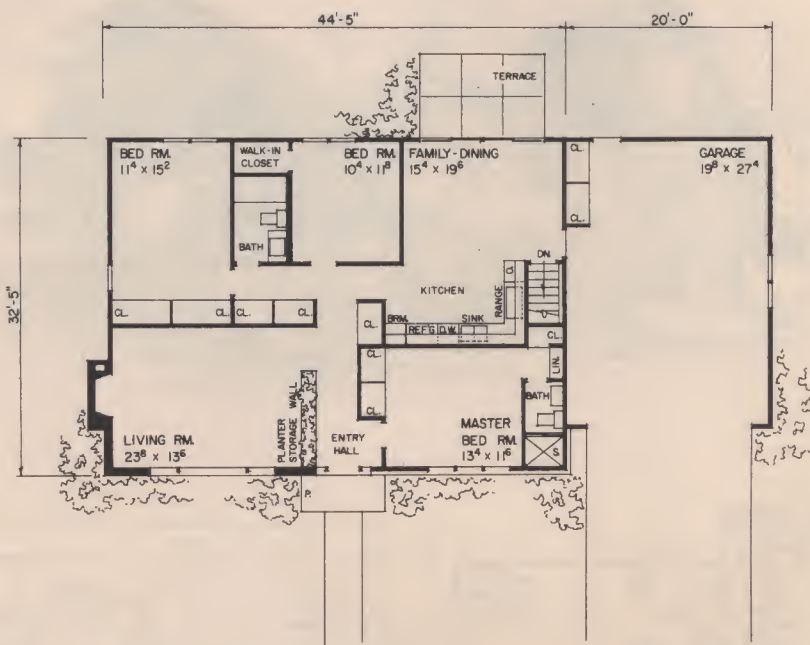
A five bedroom, two-story traditional which may be built on a relatively narrow site. Observe the 2½ baths of the second floor and the dining facilities, fireplace, and wash room downstairs.







**Design D 1025/** 1,426 Sq. Ft./28,277 Cu. Ft.



Here is a traditional one-story house which has a plan devised to provide space for both informal family living and quiet privacy for the parents. The family living area at the rear consists of an open-planned kitchen - family - dining

area. Should it be desired, a room divider may be installed projecting into the kitchen area from the far side of the built-in oven. At the front of the house, parents have a private master suite with a full bath and generous closet space.

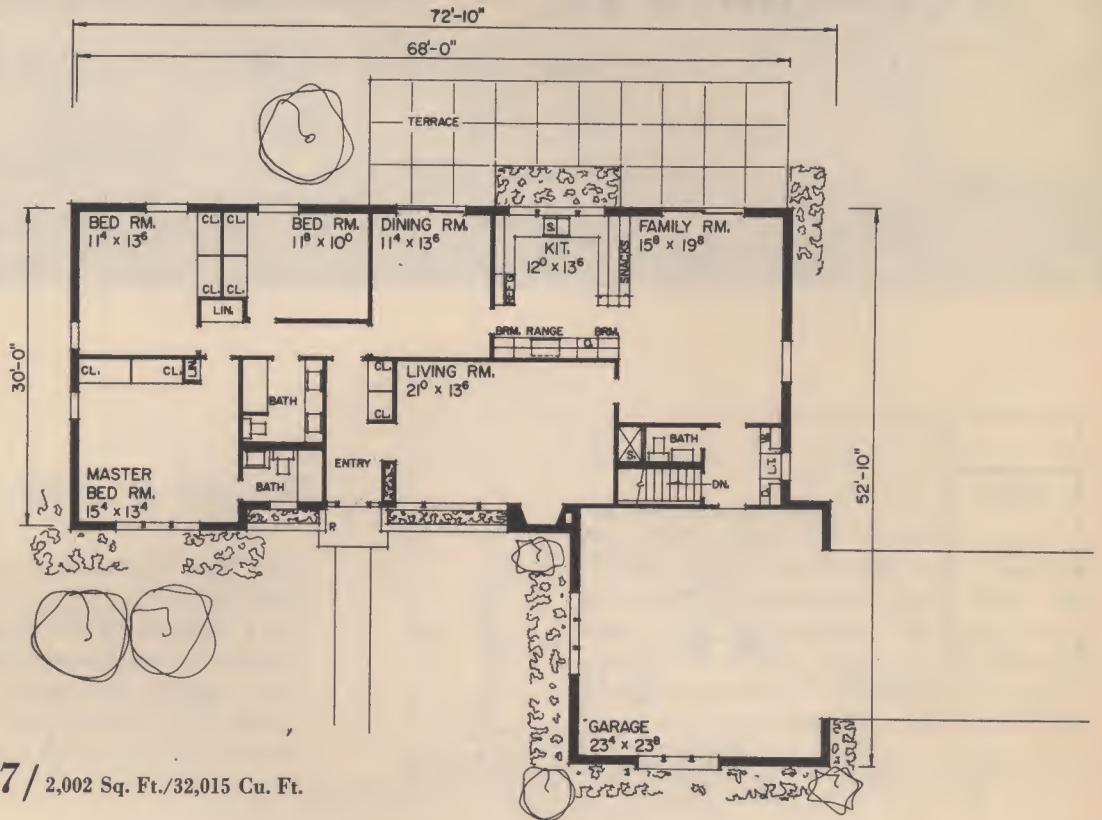
Opposite the master bedroom is a secluded living room, with no through-traffic, and a center fire-place that provides a focus of interest for arranging furniture. Recreational facilities may be developed in the full basement.



An attractive home with a fine working floor plan. The exterior of this L-shaped design has many appealing features—traditional styled windows, raised planters, inviting panel door flanked by fixed panes of glass, massive stone chimney, and an interesting cupola. The

floor plan has three bedrooms, each with twin closet units. There are the two back-to-back baths, plus the extra bath with stall shower near the family room and handy to the outside. While this house

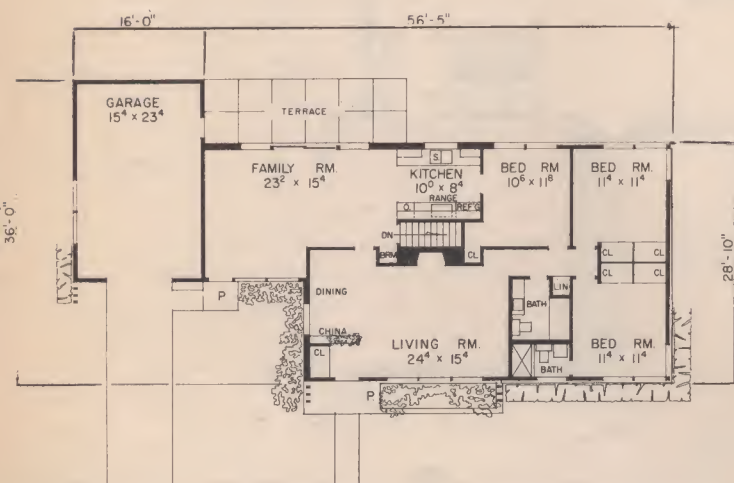
has a full basement, the washer, dryer and laundry tray are on the first floor. The kitchen overlooks the rear yard and is but a step from the dining and family rooms. Side opening garage permits a corner lot orientation.



**Design D 1127** / 2,002 Sq. Ft./32,015 Cu. Ft.

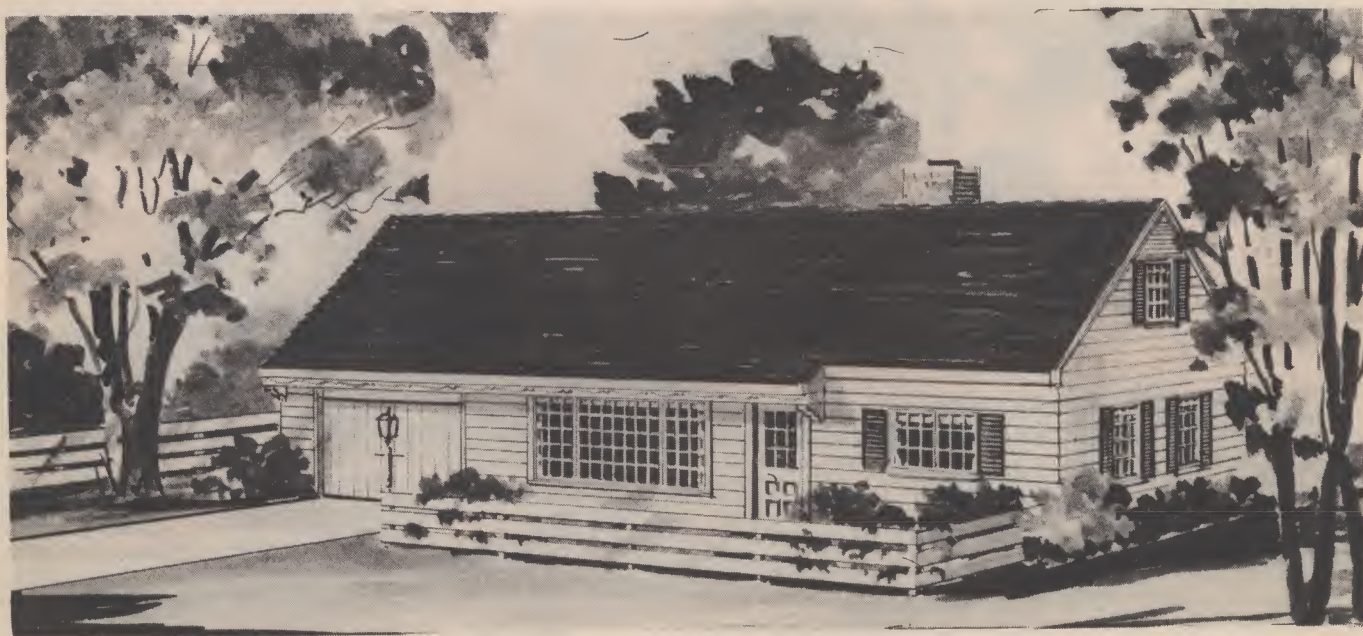




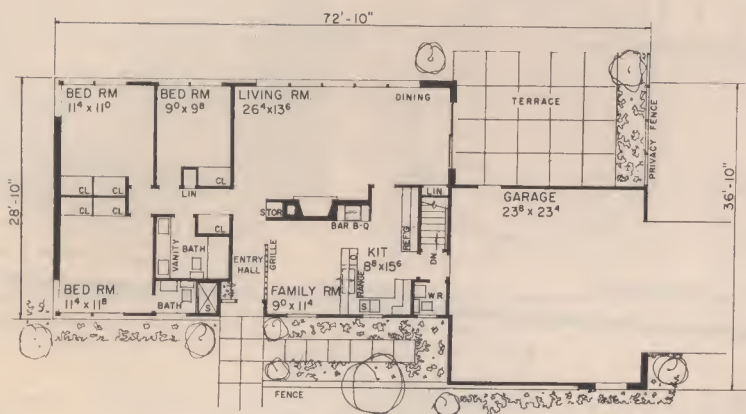


### *Design D 1303* / 1,484 Sq. Ft./34,293 Cu. Ft.

Two large living areas are among the particularly noteworthy features of this plan. One area, the family room will function informally with the efficient kitchen and the outdoor terrace. The other area is the formal living room with its dining area, fireplace, and built-in china/planter. Don't miss the two full baths.



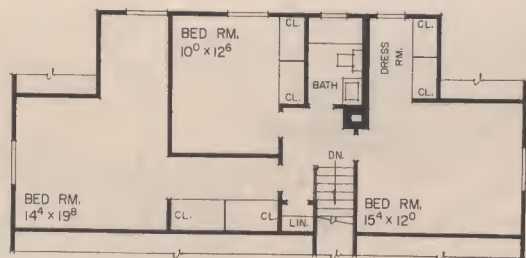




## Design D 1124

1,400 Sq. Ft./24,962 Cu. Ft.

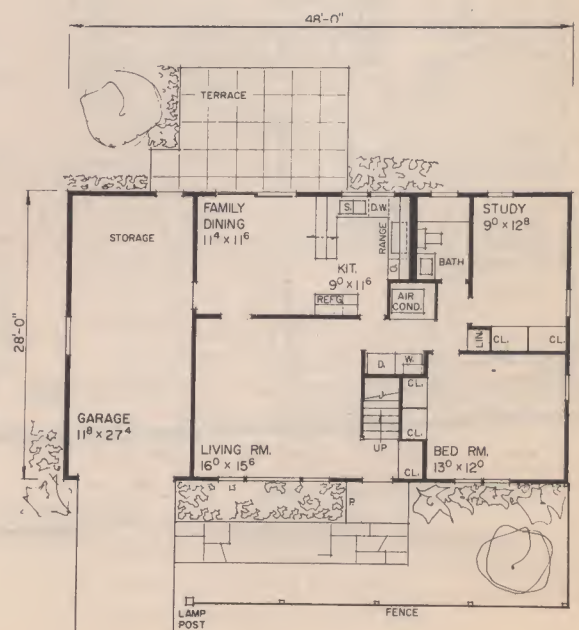
A trim, low-slung ranch home with an attractive over-hanging roof. Brick and wood siding represent an interesting use of exterior materials. Note the extension of the brick wall of the garage to form a flower court. Observe the extra wash room, the barbeque unit, and the vanity.



## Design D 1302

1,008 Sq. Ft.—First Floor/832 Sq. Ft.—Second Floor/17,788 Cu. Ft.

A delightful, rectangular shaped house which will build most economically. This plan will lend itself ideally to the expansion problem of growing families. The initial stage of construction may be restricted to the first floor with its two bedrooms. The three bedrooms of the upstairs may be completed as needed.

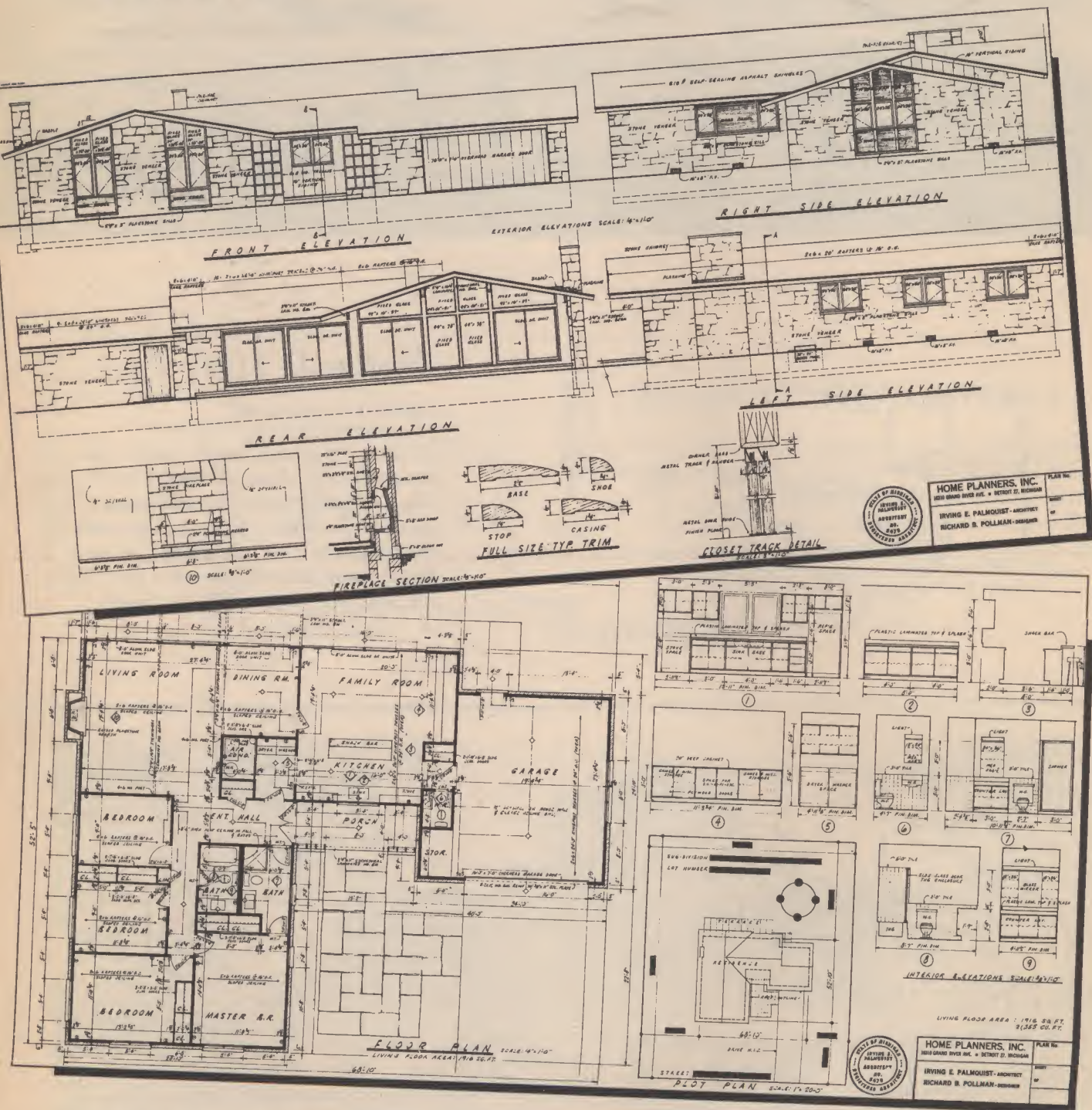




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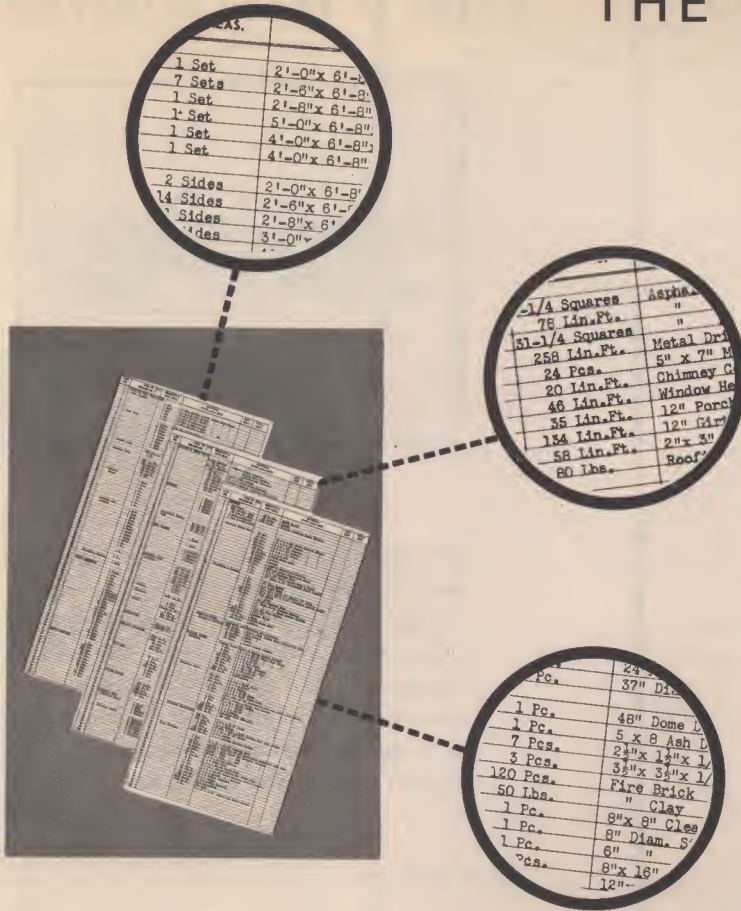


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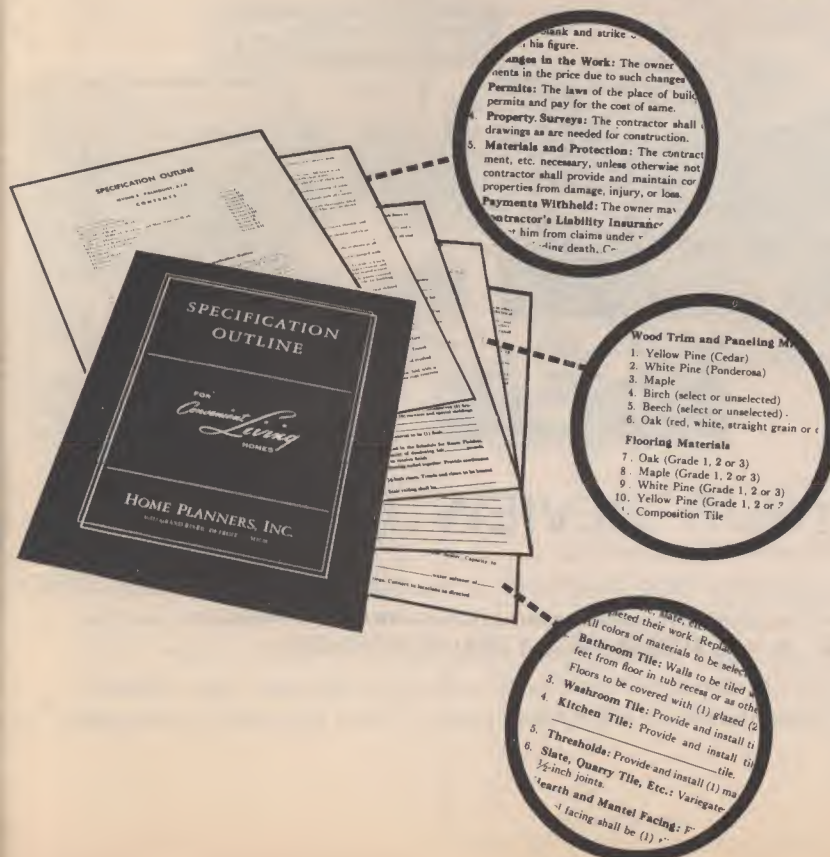
With each set of blueprints you order you will receive a material list. Each list shows you the quantity, type and size of the non-mechanical materials required to build your home. It also tells you where these materials are used. This makes the blueprints easy to understand.

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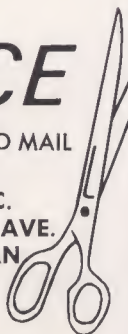
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